



CONSTRUCTION SUMMARY

79 - 2 - The Rideau 10 (42-10) Elev A

Extras at Time of Sale

VENDOR TO SUPPLY AND INSTALL A 5 FT. BY 8 FT. DECK WITH STAIRS TO GRADE

Worksheet    Note:

CEILINGS

Inv.693	1 - CEILINGS - SMOOTH CEILINGS ON SECOND FLOOR
Line6375	Note:
23Mar16 / 3Jun16	
Inv.693	1 - 9 FOOT CEILING ON SECOND FLOOR
Line6377	Note:
23Mar16 / 3Jun16	
Inv.693	1 - CEILINGS - SMOOTH CEILINGS ON MAIN FLOOR
Line6376	Note:
23Mar16 / 3Jun16	
Inv.693	1 - 10 FOOT CEILING ON MAIN FLOOR
Line6378	Note:
23Mar16 / 3Jun16	

CONSTRUCTION

Inv.693	1 - UPGRADE FLOORS TO PLYWOOD
Line6379	Note:
23Mar16 / 3Jun16	
Inv.693	1 - SWITCH DOOR SWING IN MASTER ENUIE ON MAIN DOOR
Line6394	Note:
23Mar16 / 3Jun16	
Inv.693	1 - REMOVE STUDY WALLS CREATE OPEN RAILING AS PER SKETCH
INCLUDES UPGRADED RAILINGS -UPGRADE 2 LEVEL 1 WROUGHT IRON WITH NEWEL POST	
SUPPORTING POST AS PER SKETCH - 10 FT LINEA COLUMN AS PER PICTURE ATTACHED	
Line6393	Note:
23Mar16 / 3Jun16	

DO NOT INSTALL

Inv.781	4 - TOILET PAPER HOLDER , TOWEL RACK , SOAP DISH - DO NOT INSTALL IN ALL BATHROOMS
Line9971	Note:
17May16 / 11Aug16	

ELECTRICAL

Inv.693	1 - PLUG ON SEPARATE CIRCUIT - FOR MICROWAVE - OVER THE RANGE
Line6381	Note:
23Mar16 / 3Jun16	



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Inv.693	6 - EXTRA INTERIOR DUPLEX OUTLET - IN KITCHEN AS PER SKETCH  X4 IN KITCHEN X2 IN SERVERY  ALL TO BE VERTICAL AND COUNTER TOP HEIGHT
Line7365	Note:
23Mar16 / 3Jun16	
Inv.693	1 - COACH LAMP - ADDITIONAL EXTERIOR COACH LAMP INCLUDING OUTLET FLANKING EXISITING COACH LIGHT , EITHER SIDE OF FRONT DOOR - AS PER SKETCH
Line6380	Note: STANDARD BLACK
23Mar16 / 3Jun16	
Inv.693	1 - SWITCH - 2 WAY SWITCH FOR LIGHTING - FOR VALANCE LIGHTING
Line6382	Note:
23Mar16 / 3Jun16	
Inv.693	3 - VALANCE LIGHTING ROUGH-IN ELECTRICAL (PRICE IS PER WALL)- INCLUDES WALL IN SERVERY AREA
Line6384	Note:
23Mar16 / 3Jun16	
Inv.693	1 - CENTER EXISITING CEILING LIGHT IN KITCHEN TO BE OVER ISLAND - AS PER SKETCH
Line6396	Note:
23Mar16 / 3Jun16	
Inv.693	2 - EXTERIOR GFI OUTLET ON BALCONY - AS PER SKETCH
Line6397	Note:
23Mar16 / 3Jun16	
Inv.693	1 - CEILING OUTLET - ON NEW SWITCH - EXTRA EXTERIOR CEILING OUTLET ROUGH IN NO FIXTURE ON NEW SWITCH- CEBNTRED ON COVERED BALCONY - AS PER SKETCH
Line7361	Note:
23Mar16 / 3Jun16	
Inv.1,035	1 - 200 AMP SERVICE - UPGRADE TO
Line10118	Note:
2Aug16 / 11Aug16	

HARDWOOD FLOORING

Inv.693	1 - HARDWOOD FLOORING - STANDARD SERIES - 2 1/4 MERCIER SOLID OAK - UPPER HALL
Line7362	Note:
23Mar16 / 3Jun16	
Inv.693	1 - HARDWOOD FLOORING - STANDARD SERIES - 2 1/4 MERCIER SOLID OAK - LANDINGS
Line7364	Note:
23Mar16 / 3Jun16	
Inv.693	1 - HARDWOOD FLOORING - STANDARD SERIES - 2 1/4 MERCIER SOLID OAK - MAIN HALL
Line7363	Note:
23Mar16 / 3Jun16	

PLUMBING

Inv.693	1 - ICE MAKER ROUGH IN - WATERLINE TO FRIDGE FOR ICEMAKER
Line6385	Note:
23Mar16 / 3Jun16	



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Inv.693	1 - SHOWER - HANDHELD SHOWER - MOEN 9796/T944- MASTER ENSUITE TUB
Line6386	Note:
23Mar16 / 3Jun16	
Inv.693	1 - SHOWER - WATERFALL SHOWER HEAD - MOEN S112 - FIXTURE ONLY- MASTER ENSUITE MOUNTED ON CEILING
Line6387	Note:
23Mar16 / 3Jun16	
Inv.693	1 - SHOWER - WATERFALL SHOWER HEAD CEILING MOUNT
	PLEASE LEAVE EXISTING SHOWER HEAD ON WALL
Line6388	Note:
23Mar16 / 3Jun16	
Inv.693	1 - SHOWER TRANSFER VALVE- FOR MASTER ENSUITE CEILING MOUNT AND WALL MOUNT
Line6389	Note:
23Mar16 / 3Jun16	

STAIRS AND RAILINGS / NOSINGS

Inv.693	1 - UPGRADE RAILINGS- UPGRADE 2 LEVEL 1 WROUGHT IRON - BLACK
Line6391	Note:
23Mar16 / 3Jun16	



INTERIOR COLOUR SCHEME

Purchasers:

ALEXANDRE PAGUIS & ANASTASIA KRAVTCHIK

Telephone Res. / Bus:

(416) 414-1427 /

Decor Advisor:

Jessica Boardman

Lock Date:

2-Aug-16

Property: 79

Project: Bradford Capital Holdings Inc.

Model and Elevation: The Rideau 10 (42-10) Elev A

Plan #: 51M-1063

Layout Changes:

☒ Yes ☐ No

Sketch Attached:

☒ Yes ☐ No

Exterior Colour Scheme:

#3

1. Kitchen and Vanities

	Style and Colour	Hardware
Kitchen / Breakfast	MANCHESTER OAK-SHALE GREY	9677
Laundry Room	BELWOOD - ONTARIO WHITE	9677
Powder Room	N/A	
Master Ensuite Bathroom	SLAB PVC - COFFEE BEAN	9677
BATH	SLAB PVC- COFFEE BEAN	9677
SHARED BATH	SLAB PVC - WHITE SUGAR	9677

Comment

2. Counter Top

	Counter	Edge
Kitchen / Breakfast	CALCUTTA MARBLE 4925K-07	
Laundry Room	FROSTY WHITE - 1573-60	
Powder Room	N/A	
Master Ensuite Bathroom	CALCUTTA MARBLE 4925K-07	
BATH	ITALIAN WHITE dI PESCO 4954K-22	
SHARED BATH	CIPOLLINO GRIGIO 1882K-52	

Comment

3. Ceramic Flooring

	Selection	Threshold
Entrance Vestibule	MALENA ICE 46-164 13 X 13	
Main Hall	SEE HARDWOOD DETAILS	
Kitchen / Breakfast	MALENA ICE 46-164 13 X 13	
Laundry Room	MALENA ICE 46-164 13 X 13	
Powder Room	MALENA ICE 46-164 13 X 13	
Master Ensuite Bathroom	MALENA ICE 46-164 13 X 13	
BATH	CINQ WHITE 46-145 13 X13	
SHARED BATH	KEATON CARBON 46-175 13 X 13	
BASEMENT MUD ROOM	MALENA ICE 46-164 13 X 13	

Comment



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4. Ceramic Wall Tile

4. Ceramic Wall Tile		Selection	Describe
Master Ensuite Bathroom	Tub Deck Wall	N/A	
	Tub Deck	N/A	
	Tub Deck Skirt	N/A	
	Shower Stall	MALENA ICE 52-189 8 X 10	
BATH		CINQ WHITE 52-170 8 X 10	
SHARED BATH		KEATON ICE 52-192 8 X 10	
Kitchen Backsplash		NONE	

Delete all Ceramic Accessories (Paper Holder;Towel Bar; Soap Dishes) ☒ Yes ☐ No

Comment

DELETE ALL CERAMIC ACCESSORIES IN ALL BATHROOMS

\*\* Refer to Construction Summary - STANDARD GROUT THROUGHOUT UNLESS SPECIFIED

5. Carpeting

Main Hall	SEE HARDWOOD DETAILS
Living Room	SEE HARDWOOD DETAILS
Dining Room	SEE HARDWOOD DETAILS
Family Room	SEE HARDWOOD DETAILS
Den / Library / Study	SEE HARDWOOD DETAILS
Basement Landing(If Applies)	SEE HARDWOOD DETAILS
Lower Landing (If Applies)	SEE HARDWOOD DETAILS
Upper Landing	SEE HARDWOOD DETAILS
Upper Hall	SEE HARDWOOD DETAILS
Master Bedroom	2369 SUNRIVER- 728 SUMAC
Bedroom #2	2369 SUNRIVER- 728 SUMAC
Bedroom #3	2369 SUNRIVER- 728 SUMAC
Bedroom #4	2369 SUNRIVER- 728 SUMAC
Bedroom #5	N/A

Underpad	Type	Area
	10MM (STANDARD)	ALL BEDROOMS
Carpet on Stairs	Capped	Runner - *Upgrade
Comment		

\*\* Refer to Construction Summary



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<b>Decor Advisor:</b>	Jessica Boardman		<b>Model and Elevation:</b>	The Rideau 10 (42-10) Elev A
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## 6. Hardwood

<b>Kitchen</b>	SEE TILE DETAILS
<b>Main Hall</b>	MERCIER 2 1/4"- RED OAK - ACORN BROWN
<b>Living Room</b>	MERCIER 2 1/4"- RED OAK - ACORN BROWN
<b>Dining Room</b>	MERCIER 2 1/4"- RED OAK - ACORN BROWN
<b>Family Room</b>	MERCIER 2 1/4"- RED OAK - ACORN BROWN
<b>Den / Library / Study</b>	MERCIER 2 1/4"- RED OAK - ACORN BROWN
<b>Basement Landing(If Applies)</b>	MERCIER 2 1/4"- RED OAK - ACORN BROWN
<b>Lower Landing (If Applies)</b>	MERCIER 2 1/4"- RED OAK - ACORN BROWN
<b>Upper Landing</b>	MERCIER 2 1/4"- RED OAK - ACORN BROWN
<b>Upper Hall</b>	MERCIER 2 1/4"- RED OAK - ACORN BROWN
<b>Master Bedroom</b>	SEE CARPET DETAILS
<b>Bedroom #2</b>	SEE CARPET DETAILS
<b>Bedroom #3</b>	SEE CARPET DETAILS
<b>Bedroom #4</b>	SEE CARPET DETAILS
<b>Bedroom #5</b>	N/A

### Comment

[illegible]

## 7. Plumbing Fixtures

<b>Powder Room</b>	BATH. SINK STANDARD-L4621
<b>Master Ensuite Bathroom</b>	SEE BELOW
<b>BATH</b>	BATH. SINK STANDARD-L4621
<b>SHARED BATH</b>	BATH. SINK STANDARD-L4621
<b>KITCHEN</b>	KITCHEN STANDARD- 7545C

**Waterline for Fridge**      ☒ Yes    ☐ No

### Comment

MASTER BATHROOM :

- MOEN 9796/T944 HANDHELD SHOWER FOR ENSUITE TUB
- WATERFALL SHOWER HEAD MOEN S112 MOUNTED ON CEILING WITH TRANSFER VALVE
- STANDARD FIXTURE TO REMAIN ON WALL

\*\* Refer to Construction Summary



INTERIOR COLOUR SCHEME

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8. Trim Carpentry

Interior Doors

STANDARD

Front Door Glass Inserts

STANDARD

Door Handles

STANDARD-3820 STN

Interior Trim

STANDARD

Comment

\*\* Refer to Construction Summary

9. Electrical

Plugs and Switches

☒ White

Hood Fan

OTR

Custom Fan Insert

Appliances

Built in Cooktop

☐ Yes ☒ No

Built in Oven

☐ Yes ☒ No

Gas Stove

☐ Yes ☒ No

Microwave

☐ Yes ☒ OTR ☐ No

Comment

\*\* Refer to Construction Summary

10. Railings and Pickets

Railing Type

OAK

Colour

NATURAL

SpindleType

UPGRADE 2 LEVEL 1 WROUGHT IRON

Colour

BLACK

Stringer / Riser

NATURAL

Treads

NATURAL

Comment

Oak Stairs

☒ Yes ☐ No

\*\* Refer to Construction Summary



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11. Crown Mouldings

Entrance Vestibule

NONE

Kitchen/Breakfast

NONE

Main Hall

NONE

Den/Library

NONE

Living Room

NONE

Lower Landing

NONE

Dining Room

NONE

Family Room

NONE

Comment

\*\* Refer to Construction Summary

12. Wall Paint

Main Floor

WARM GREY 7701

Second Floor

WARM GREY 7701

Smooth Ceilings First Floor

Yes

No

Comment

SMOOTH CEILINGS ON SECOND FLOOR AS WELL

\*\* Refer to Construction Summary

13. Fireplace

Living Room

Purchased

As Per Plan

N/A

Family Room

Purchased

As Per Plan

N/A

Other Room - Specify

Purchased

As Per Plan

N/A

Fireplace Type

D.V GAS

Mantle Type

M1 STANDARD

Colour / Stain

PAINTED WHITE

Surround

NERO MARBLE

Hearth

Comment

\*\* Refer to Construction Summary



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Decor Advisor:

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14. Heating and Air Conditioning

Air Conditioning	Gas Provisions Stove
Gas Provisions Dryer	Gas Provisions Barbecue
Comment	
** Refer to Construction Summary	

15. General Comments

\*\* Refer to Construction Summary

Disclaimers and Notes

Purchaser Initials

1) Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.

2) Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.

3) The Purchaser acknowledges that after Interior Colour Selection form is signed and dated, a \$250 admin fee will be applicable for changes, deletions or alterations other than re-selection due to unavailability.

4) The Purchaser acknowledges reading and accepting the "Bayview Wellington Homes Decor Centre Disclaimers" form. This document contains other miscellaneous disclaimers.

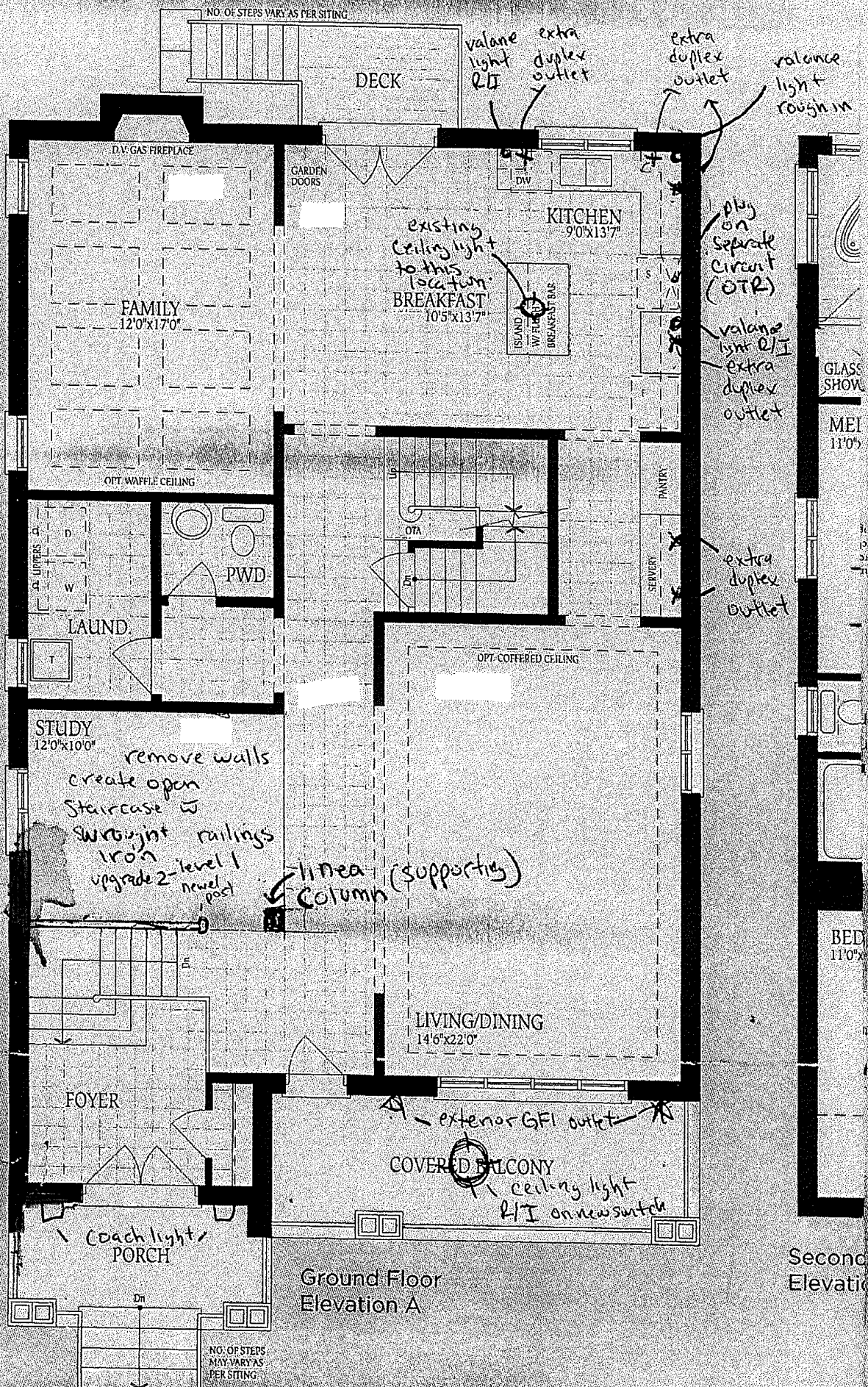
This Interior Colour Selection is final and approved by:

Signature: \_\_\_\_\_ Date: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_



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ideau 10

ELEV. A

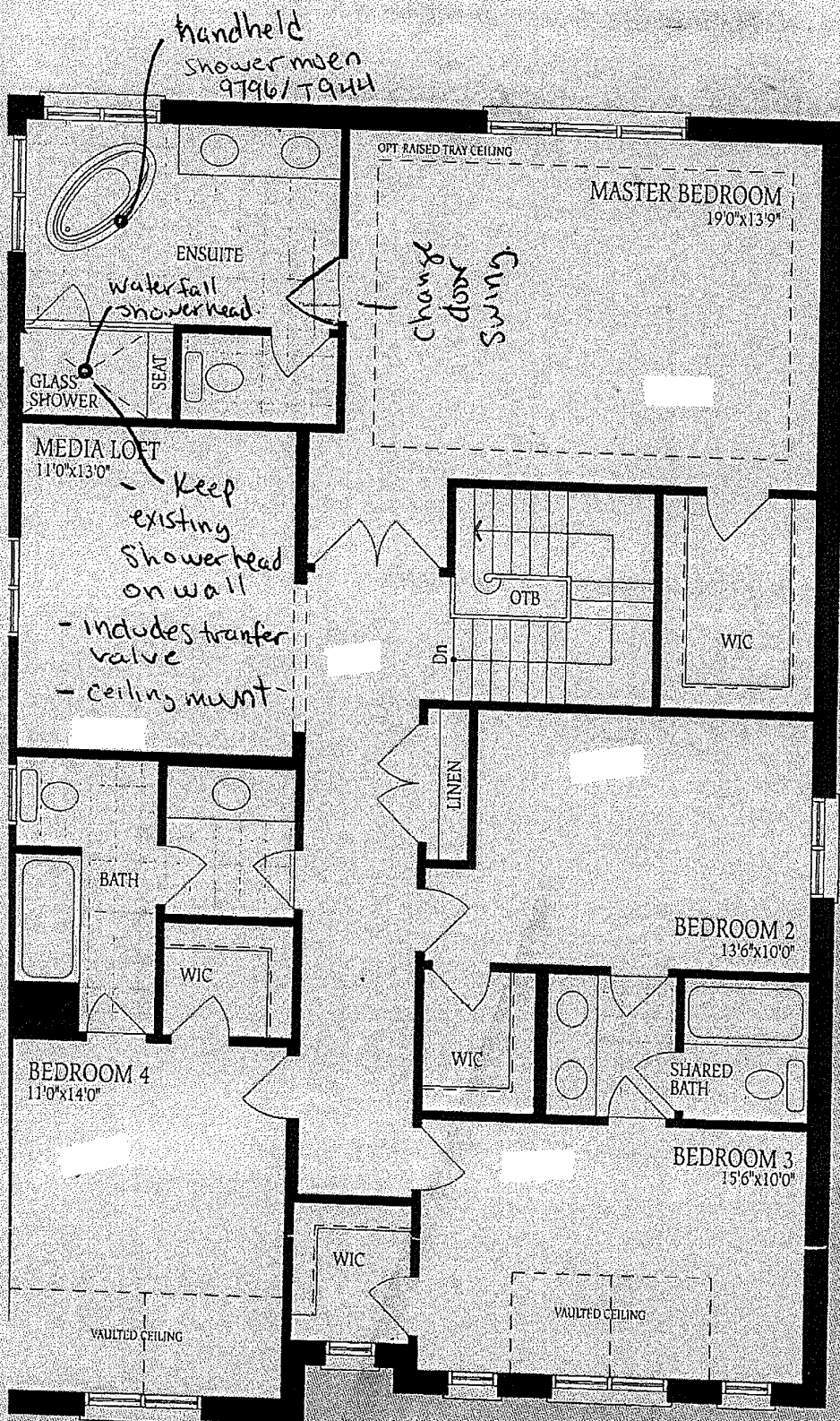
3460

ELEV. B

3463

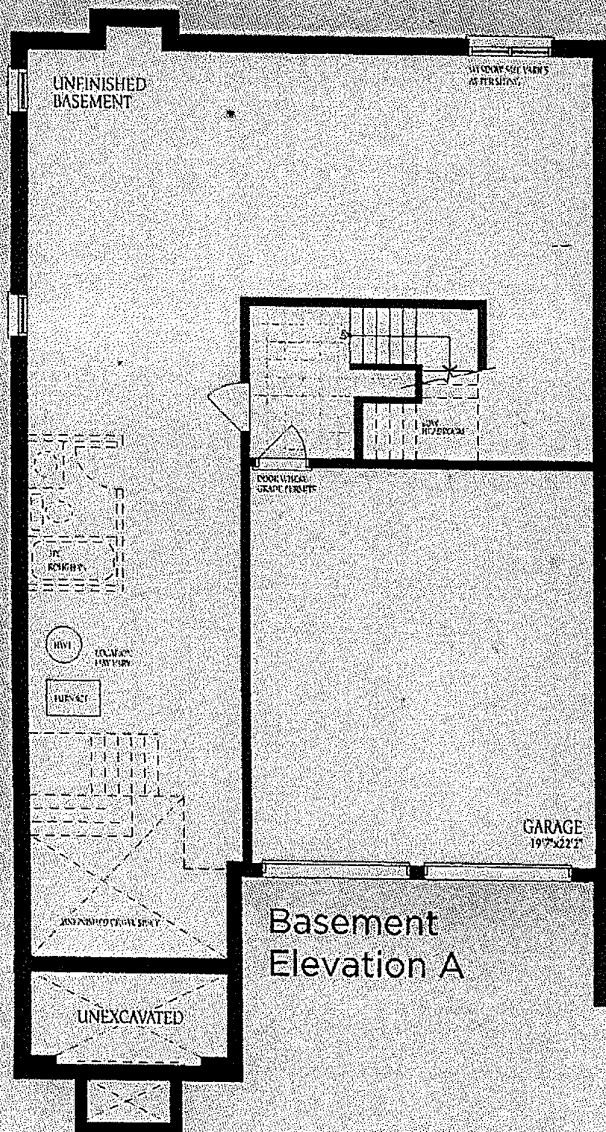
SQ.FT.

Lot #79



cond Floor  
vation A

Lot # 79



BEDROOM 4  
11'0"x14'0"

STUDY  
12'0" x 10'0"

FOYER

PORTIC

TURNING

UNCLASSIFIED

USIS

The floor plans and elevations construction process. The measu floor area. Materials, specificatio space may vary from the stated fl