



CONSTRUCTION SUMMARY

197 - 3 - The Rideau 2 (42-2) Elev B

Extras at Time of Sale

CABINETRY

Inv.1,458	1 - DO NOT INSTALL CABINETS OVER STOVE TO ACCOMODATE FOR 36" HOOD FAN.
Line13945	Note:
22Nov16 / 28Feb17	
Inv.1,458	1 - VANITY - SHARED BATHROOM - GROUP 3 VIKING 3
Line15331	Note:
22Nov16 / 28Feb17	
Inv.1,458	1 - CABINETRY - KITCHEN - GROUP 4 - 6 CLASSIC VIKING PAINT
Line15330	Note:
22Nov16 / 28Feb17	
Inv.1,458	1 - (J09) 66CM "COUNTER DEPTH" FRIDGE CABINET (1 GABLE 66CM & CABINET 66CM DEEP)
Line13944	Note:
22Nov16 / 28Feb17	
Inv.1,458	1 - 36" OPENING FOR THE STOVE
Line15338	Note:
22Nov16 / 28Feb17	

CABINETRY - ACCESSORIES

Inv.1,458	1 - OPTIONAL LIGHT VALANCE
Line15324	Note:
22Nov16 / 28Feb17	

CEILINGS

Inv.1,056	1 - SMOOTH CEILINGS - MAIN FLOOR
Line10849	Note:
7Aug16 / 22Feb17	

CONSTRUCTION

Inv.1,056	1 - REDUCE BEDROOM 4 BY 1 FT TO MAKE MASTER CLOSET BIGGER BY 1 FT
Line12078	Note:
7Aug16 / 22Feb17	
Inv.1,056	1 - INCREASE ALL DOOR HEIGHT ON MAIN FLOOR BY 1FT
Line10872	Note: ONLY CLOSET DOORS, POWDER ROOM DOOR, DOOR TO LAUNDRY AND DOOR TO BASEMENT ARE POSSIBLE
7Aug16 / 22Feb17	
Inv.1,056	1 - ELIMINATE APPROX 1FT IN MASTER BEDROOM WALK IN CLOSET SO THAT MASTER ENSUITE WALL IS NOW FLUSH, VANITY TO BE MOVED DOWN WITH WALL - AS PER SKETCH
	PLEASE ENSURE CLOSET DOOR IS REPOSITIONED TO BE CENTERED
Line10880	Note: MOVE WALL - STANDARD TILE -
7Aug16 / 22Feb17	
Inv.1,460	1 - REMOVE ALL WALLS IN LIV/DIN ROOM AS PER SKETCH. TO BE DONE USING A FLUSH LVL BEAM PENDING FLOOR AND ENGINEER APPROVAL AS PER THE ARCHITECT.
Line13961	Note:
22Nov16 / 28Feb17	



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DO NOT INSTALL

Inv.1,458	1 - TOILET PAPER HOLDER, TOWEL RACK AND SOAP DISH IN ALL WASHROOMS - DO NOT INSTALL
Line13953	Note:
22Nov16 / 28Feb17	

ELECTRICAL

Inv.1,056	1 - 200 AMP SERVICE - UPGRADE TO
Line10855	Note:
7Aug16 / 22Feb17	
Inv.1,056	2 - VALANCE LIGHTING ROUGH-IN ELECTRICAL (PRICE IS PER WALL)
Line10857	Note:
7Aug16 / 22Feb17	
Inv.1,056	1 - SWITCH - 2 WAY SWITCH FOR LIGHTING -FOR VALANCE LIGHTING
Line10858	Note:
7Aug16 / 22Feb17	
Inv.1,056	1 - CEILING OUTLET - ON NEW SWITCH - EXTRA INTERIOR CEILING OUTLET ROUGH IN NO FIXTURE ON NEW SWITCH -CENTERED OVER BREAKFAST BAR
Line13940	Note:
7Aug16 / 22Feb17	
Inv.1,458	1 - CENTER THE LIGHT IN THE LIVING/DINING ROOM, AS PER SKETCH
Line15337	Note:
22Nov16 / 28Feb17	

HARDWOOD FLOORING

Inv.1,056	1 - HARDWOOD FLOORING - STANDARD SERIES - 2 1/4 MERCIER SOLID OAK - LANDING
Line10859	Note:
7Aug16 / 22Feb17	
Inv.1,056	1 - HARDWOOD FLOORING - STANDARD SERIES - 2 1/4 MERCIER SOLID OAK - UPPER HALL
Line10860	Note:
7Aug16 / 22Feb17	
Inv.1,458	1 - HARDWOOD FLOORING - UPGRADE 3B - 3 1/4 MERCIER MAPLE SOLID - MAIN HALL
Line15329	Note:
22Nov16 / 28Feb17	
Inv.1,458	1 - HARDWOOD FLOORING - UPGRADE 3B - 3 1/4 MERCIER MAPLE SOLID - LANDING
Line15326	Note:
22Nov16 / 28Feb17	
Inv.1,458	1 - HARDWOOD FLOORING - UPGRADE 3B - 3 1/4 MERCIER MAPLE SOLID - UPPER HALL
Line15328	Note:
22Nov16 / 28Feb17	
Inv.1,458	1 - HARDWOOD FLOORING - UPGRADE 3B - 3 1/4 MERCIER MAPLE SOLID - FAMILY
Line15325	Note:
22Nov16 / 28Feb17	
Inv.1,458	1 - HARDWOOD FLOORING - UPGRADE 3B - 3 1/4 MERCIER MAPLE SOLID - LIVING AND DINING
Line15327	Note:
22Nov16 / 28Feb17	



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PAINT AND STAIN

Inv.1,458	1 - STAIN OAK RAILINGS AND STAIRS - RAILINGS - PICKETS - NEWEL POST - NOSING - STRINGERS - TREADS AND RISERS - WROUGHT IRON PICKETS - COMPLETE- STAIN OAK - PRICE IS PER SET
Line13954	Note:
22Nov16 / 28Feb17	

PLUMBING

Inv.1,056	1 - REPLACE DROP IN TUB WITH FREE STANDING TUB IN THE MASTER ENSUITE (INCLUDES STANDARD TILE)
Line13951	Note:
7Aug16 / 22Feb17	

STAIRS AND RAILING

Inv.1,056	1 - UPGRADE RAILING - UPGRADE 2 - LEVEL 1 - WROUGHT IRON- BLACK
Line10866	Note:
7Aug16 / 22Feb17	

TILE

Inv.1,458	1 - TILE - FOYER - UPGRADE 2
Line13941	Note:
22Nov16 / 28Feb17	
Inv.1,458	1 - TILE - POWDER - UPGRADE 2
Line13943	Note:
22Nov16 / 28Feb17	
Inv.1,458	1 - TILE - UPGRADE 2 - MASTER SHOWER
Line15332	Note:
22Nov16 / 28Feb17	
Inv.1,458	1 - TILE - KITCHEN AND BREAKFAST - UPGRADE 2
Line13942	Note:
22Nov16 / 28Feb17	
Inv.1,458	1 - TILE - MASTER ENSUITE - UPGRADE 2
Line13947	Note:
22Nov16 / 28Feb17	

TRIM CARPENTRY

Inv.1,458	1 - INTERIOR TRIM - UPGRADE 2 - 3INCH BACKBAND CASING - 7 1/4 MDF BASEBOARD
Line16238	Note:
22Nov16 / 28Feb17	



INTERIOR COLOUR SCHEME

Purchasers:

SAMIR REHOU & ALEXANDER, Y, REHOU

Property: 197

Telephone Res. / Bus:

(416) 433-4545 /

Project: Bradford Capital Holdings Inc.

Decor Advisor:

Daneya Zambri

Model and Elevation: The Rideau 2 (42-2) Elev B

Lock Date:

7-Feb-17

21-Dec-16

Plan #: 51M-1063

Layout Changes:

☒ Yes ☐ No

Sketch Attached:

☒ Yes ☐ No

Exterior Colour Scheme: #5

1. Kitchen and Vanities

	Style and Colour	Hardware
Kitchen / Breakfast	CAMDEN PAINT - WINTER WHITE (UPGRADE 2)	9677
Laundry Room	BELWOOD - ONTARIO WHITE	9677
Powder Room	N/A	N/A
Master Ensuite Bathroom	CAMDEN OAK- SHALE GREY CL	9677
ENSUITE 2	SLAB PVC - WHITE SUGAR	9677
SHARED BATH	CAMDEN MAPLE - SOAPSTONE CL (UP 1)	9677

Comment

CHIMNEY HOODFAN 36"
(J09) 66CM "COUNTER DEPTH" FRIDGE CABINET (1 GABLE 66CM & CABINET 66CM DEEP)

36" STOVE OPENING

2. Counter Top

	Counter	Edge
Kitchen / Breakfast	INUKSHUK GREY P-344 LM	
Laundry Room	1573-60 FROSTY WHITE	
Powder Room	N/A	
Master Ensuite Bathroom	WHITE CARRARA 4924-38	
ENSUITE 2	INUKSHUK GREY P-344 LM	
SHARED BATH	6698-46 PALOMA POLAR	

Comment

3. Ceramic Flooring

	Selection	Threshold
Entrance Vestibule	69-945 12X24 MAYFAIR STRADA ASH HD POL REC POR (UP2)	
Main Hall	SEE HARDWOOD DETAILS	
Kitchen / Breakfast	69-945 12X24 MAYFAIR STRADA ASH HD POL REC POR (UP2)	
Laundry Room	KEATON ICE 46-173 13 X13 (STD)	
Powder Room	69-945 12X24 MAYFAIR STRADA ASH HD POL REC POR (UP2)	
Master Ensuite Bathroom	69-947 12X24 MAYFAIR SUAVE BIANCO HD (UP2)	
ENSUITE 2	CINQ GREY 46-147 13 X 13 (STD)	
SHARED BATH	KEATON ICE 46-173 13 X13 (STD)	

Comment



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4. Ceramic Wall Tile

Master Ensuite Bathroom

Tub Deck Wall

N/A

Tub Deck

N/A

Tub Deck Skirt

N/A

Shower Stall

69-947 12X24 MAYFAIR SUAVE BIANCO HD (UP2)

ENSUITE 2

CINQ GREY 52-174 8 X 10

SHARED BATH

KEATON ICE 52-192 8 X 10

Kitchen Backsplash

Delete all Ceramic Accessories (Paper Holder;Towel Bar; Soap Dishes)

☒ Yes

☐ No

Comment

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

*** PURCHASER UPGRADED TO FREE STANDING TUB ***

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

N/A

Basement Landing(If Applies)

N/A

Lower Landing (If Applies)

N/A

Upper Landing

SEE HARDWOOD DETAILS

Upper Hall

SEE HARDWOOD DETAILS

Master Bedroom

2369 SUNRIVER - 713 SILVER MAPLE

Bedroom #2

2369 SUNRIVER - 713 SILVER MAPLE

Bedroom #3

2369 SUNRIVER - 713 SILVER MAPLE

Bedroom #4

2369 SUNRIVER - 713 SILVER MAPLE

Bedroom #5

N/A

Underpad

Type

10MM (STANDARD)

Area

ALL BEDROOMS

Carpet on Stairs

Capped

Runner - *Upgrade

Comment

N/A

N/A

** Refer to Construction Summary



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6. Hardwood

Kitchen	SEE CERAMIC DETAILS
Main Hall	MERCIER - MAPLE 3 1/4 PRO - CARBON (UP3)
Living Room	MERCIER - MAPLE 3 1/4 PRO - CARBON (UP3)
Dining Room	MERCIER - MAPLE 3 1/4 PRO - CARBON (UP3)
Family Room	MERCIER - MAPLE 3 1/4 PRO - CARBON (UP3)
Den / Library / Study	N/A
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	N/A
Upper Landing	MERCIER - MAPLE 3 1/4 PRO - CARBON (UP3)
Upper Hall	MERCIER - MAPLE 3 1/4 PRO - CARBON (UP3)
Master Bedroom	SEE CARPET DETAILS
Bedroom #2	SEE CARPET DETAILS
Bedroom #3	SEE CARPET DETAILS
Bedroom #4	SEE CARPET DETAILS
Bedroom #5	N/A

Comment

7. Plumbing Fixtures

Powder Room	BATH. SINK STANDARD-L4621
Master Ensuite Bathroom	BATH. SINK STANDARD-L4621
MASTER ENSUITE TUB	MASTER TUB DECK STANDARD- 4796/T
ENSUITE 2	BATH. SINK STANDARD-L4621
SHARED BATH	BATH. SINK STANDARD-L4621
KITCHEN	KITCHEN STANDARD- 7545C

Waterline for Fridge ☐ Yes ☒ No

Comment

** Refer to Construction Summary



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Plan #: 51M-1063

8. Trim Carpentry

Interior Doors

STD

Front Door Glass Inserts

STD

Door Handles

STANDARD-3820 STN

Interior Trim

UPGRADE 2

Comment

INTERIOR TRIM - UPGRADE 2 - 3INCH BACKBAND CASING - 7 1/4 MDF BASEBOARD

9. Electrical

Plugs and Switches

☒ White

Hood Fan

CHIMNEY HOOD FAN 36"

Custom Fan Insert

Appliances

Built in Cooktop

Built in Oven

Gas Stove

Microwave

☐ Yes ☒ No

☐ Yes ☒ No

☐ Yes ☒ No

☐ Yes ☐ OTR ☒ No

Comment

** Refer to Construction Summary

10. Railings and Pickets

Railing Type

OAK

SpindleType

UPGRADE 2 LEVEL 1 WROUGHT IRON

Stringer / Riser

STAIN TO MATCH HARDWOOD

Comment

Colour

STAIN TO MATCH HARDWOOD

Colour

BLACK

Treads

STAIN TO MATCH HARDWOOD

Oak Stairs

☒ Yes ☐ No

** Refer to Construction Summary

*** STAIN TO MATCH HARDWOOD ****

MERCIER - MAPLE 3 1/4 PRO - CARBON



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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			NONE	
Family Room	NONE				

Comment

** Refer to Construction Summary

12. Wall Paint

Main Floor	WARM GREY
Second Floor	WARM GREY

Smooth Ceilings First Floor ☒ Yes ☐ No

Comment

** Refer to Construction Summary

13. Fireplace

	<div>Living Room</div> <div>PurchasedAs Per Plan N/A</div> <div><input type="radio"/> <input type="radio"/> <input checked="" type="radio"/></div>	<div>Family Room</div> <div>PurchasedAs Per Plan N/A</div> <div><input type="radio"/> <input checked="" type="radio"/> <input type="radio"/></div>	<div>Other Room - Specify</div> <div>PurchasedAs Per Plan N/A</div> <div><input type="radio"/> <input type="radio"/> <input checked="" type="radio"/></div>
Fireplace Type		D.V GAS	
Mantle Type		M1 STANDARD	
Colour / Stain		PAINTED WHITE	
Surround		NERO MARBLE	
Hearth		N/A	

Comment

** Refer to Construction Summary



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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: _____

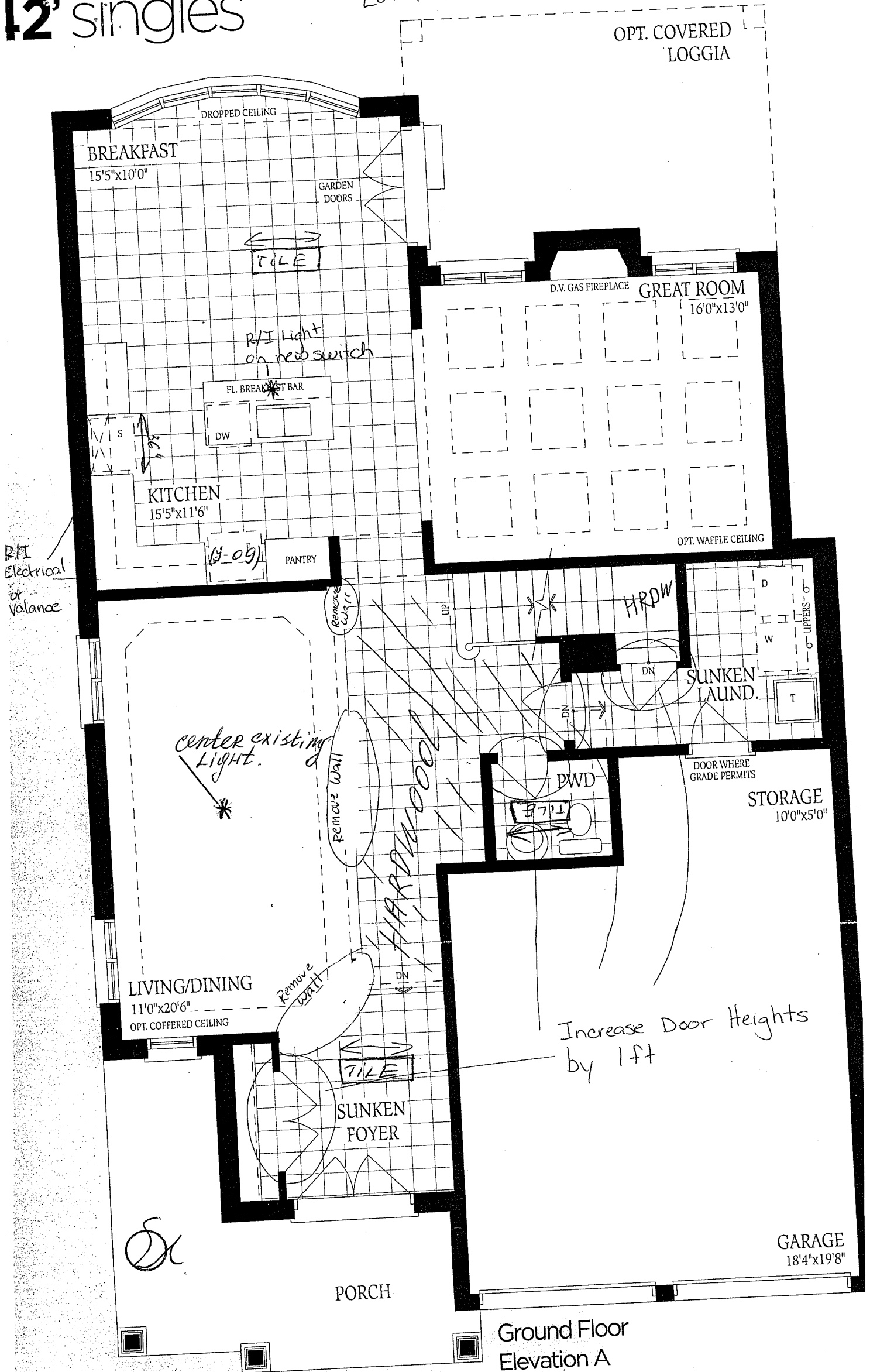


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ESTATES
12' singles

Lot #197



Lot 197
Rideau 2
Elev B.

change to free
standing tub.

