



CONSTRUCTION SUMMARY

57N Left - 2 - The Sonoma 3 (SD25-3) Elev C Opt Alt Ground Floor

Extras at Time of Sale

Note:

CABINETRY

Inv.218	1 - CONVERT PENINSULA TO ISLAND
Line1937	Note:
21Apr21 / 13May21	
Inv.218	1 - LEAVE 36 INCH OPENING FOR STOVE
Line1946	Note:
21Apr21 / 13May21	
Inv.541	1 - SOFT-CLOSE IN ALL CABINETS THROUGHOUT THE HOUSE (KITCHEN & BATHROOMS
Line4049	Note:
23Sep21 / 12May22	
Inv.541	3 - INCREASE ALL BATHROOM VANITIES TO 90 CM HEIGHT (UPGRADE1)
Line8652	Note:
23Sep21 / 12May22	
Inv.1,013	1 - MAKE ISLAND FLUSH TO WALL CABINETRY - AS PER SKETCH
Line10035	Note:
10Mar23 / 10Mar23	
Inv.1,013	1 - LEAVE 36 INCH OPENING FOR STOVE AND HOODFAN
Line10038	Note:
10Mar23 / 10Mar23	

CABINETRY - KITCHEN CABINETS

Inv.1,013	1 - KITCHEN - UPGRADE 1 - BASE DRAWER STYLE MICROWAVE CABINET
Line10036	Note: SPECS ATTACHED
10Mar23 / 10Mar23	
Inv.541	1 - KITCHEN - UPGRADE 1 - DEEP FRIDGE UPPER WITH GABLES
Line4050	Note:
23Sep21 / 12May22	
Inv.541	1 - KITCHEN CABINETS - UPGRADE 1
Line4038	Note:
23Sep21 / 12May22	
Inv.541	1 - KITCHEN - UPGRADE 1 - TWO BIN RECYCLER
Line4096	Note:
23Sep21 / 12May22	
Inv.541	1 - KITCHEN - UPGRADE 1 - TWO TONE KITCHEN CABINETRY - ISLAND ONLY
Line4097	Note:
23Sep21 / 12May22	
Inv.541	2 - KITCHEN - UPGRADE 1 - CLEAR GLASS DOOR
Line4140	Note:
23Sep21 / 12May22	

CABINETRY - VANITY CABINETS



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Inv.541	1 - VANITY CABINETS - MASTER ENSUITE - UPGRADE 1
Line4040	Note:
23Sep21 / 12May22	
Inv.541	1 - VANITY CABINETS - 2ND MAIN BATHROOM - UPGRADE 1
Line4041	Note:
23Sep21 / 12May22	
Inv.541	1 - VANITY CABINETS - 2ND MAIN BATHROOM - UPGRADE 1
Line4042	Note:
23Sep21 / 12May22	

CEILINGS

Inv.218	1 - CEILINGS - SMOOTH CEILINGS THROUGHOUT MAIN FLOOR
Line1945	Note:
21Apr21 / 13May21	

CONSTRUCTION

Inv.541	1 - DARK INTERIOR DOOR HANDLES FOR ALL DOORS.
Line4142	Note:
23Sep21 / 12May22	
Inv.218	1 - MOVE LAUNDRY TO THE BASEMENT- AS PER SKETCH # 1
Line1932	Note: PURCHASER IS AWARE THAT BASEMENT IS UNFINISHED AND NO CABINETRY WILL BE INSTALLED , PLEASE LEAVE CABINETS IN GARAGE.
21Apr21 / 13May21	
Inv.218	1 - 1 DOOR CLOSET IN LIEU OF 2 DOOR CLOSET - BEDROOM (TO ACCOMODATE ADDITIONAL ENSUITE)- AS PER SKETCH # 2
Line1933	Note:
21Apr21 / 13May21	
Inv.218	1 - 3 PIECE WASHROOM WITH FULL GLASS SHOWER - IN LIEU OF LAUNDRY - AS PER SKETCH #2
Line1934	Note: (CLOSE OF THE DOOR FROM UPPER HALL)
21Apr21 / 13May21	
Inv.218	1 - OPTIONAL SECOND FLOOR WITH ALTERNATE ENSUITE
Line1935	Note:
21Apr21 / 13May21	

COUNTER TOP - GRANITE

Inv.541	1 - COUNTER TOP - GRANITE - MASTER ENSUITE - UPGRADE 2
Line4043	Note:
23Sep21 / 12May22	
Inv.541	1 - COUNTER TOP - GRANITE - KITCHEN AND BREAKFAST BAR - UPGRADE 2
Line4044	Note:
23Sep21 / 12May22	
Inv.541	1 - COUNTER TOP - GRANITE - MAIN BATHROOM - UPGRADE 1
Line4045	Note:
23Sep21 / 12May22	
Inv.541	1 - COUNTER TOP - GRANITE - 2ND MAIN BATHROOM - UPGRADE 1
Line4046	Note:
23Sep21 / 12May22	



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Inv.541	1 - COUNTER TOP - GRANITE EDGE - KITCHEN AND BREAKFAST BAR - UPGRADE 1
Line4053	Note:
23Sep21 / 12May22	
Inv.541	1 - COUNTER TOP - GRANITE EDGE - MASTER ENSUITE - UPGRADE 1
Line4054	Note:
23Sep21 / 12May22	
Inv.541	1 - COUNTER TOP - GRANITE EDGE - MAIN BATHROOM - UPGRADE 1
Line4055	Note:
23Sep21 / 12May22	
Inv.541	1 - COUNTER TOP - GRANITE EDGE - MAIN BATHROOM - UPGRADE 1
Line4056	Note:
23Sep21 / 12May22	

DO NOT INSTALL

Inv.541	1 - TOILET PAPER HOLDERS, TOWEL BARS, SOAP DISHES IN ALL BATHROOMS- DO NOT INSTALL
Line4141	Note: DO NOT INSTALL
23Sep21 / 12May22	

ELECTRICAL

Inv.218	8 - ELECTRICAL - EXTRA INTERIOR CEILING OUTLET ROUGH-IN - NO FIXTURE - ON NEW SWITCH - OVER BREAKFAST BAR CENTERED, OVER SINKS IN MASTER ENSUITE- 2PC AND 1 ON N/SW OVER TUB , OVER SINK IN MAIN BATH , OVER SINK IN ADDITIONAL ENSUITE, OVER SINK IN POWDER ROOM
Line1947	Note: DO NOT INSTALL WALL MOUNT BARS IN ALL WASHROOMS INCLUDING POWDER ROOM, USE PURCHASED ROUGH INS, ADD TEMPORARY BULB OR ANYTHING THAT WOULD REQUIRE TO CLOSE HOME.
21Apr21 / 13May21	
Inv.1,013	1 - ELECTRICAL - FOR MICROWAVE AS PER SKETCH
Line10037	Note:
10Mar23 / 10Mar23	

HEATING AND AIR CONDITIONING

Inv.218	1 - HEATING AND AIR CONDITIONING - ROUGH IN GAS LINE - PER APPLIANCE
Line1938	Note: LEAVE ELECTRICAL PLUG FOR ELECTRIC STOVE
21Apr21 / 13May21	
Inv.218	1 - HEATING AND AIR CONDITIONING - INCREASE KITCHEN EXHAUST TO 8 INCH
Line1939	Note:
21Apr21 / 13May21	

LAMINATE FLOORING

Inv.541	1 - LAMINATE FLOORING - MASTER BEDROOM - STANDARD
Line4036	Note:
23Sep21 / 12May22	
Inv.541	1 - LAMINATE FLOORING - UPPER HALLWAY - STANDARD
Line4037	Note:
23Sep21 / 12May22	
Inv.541	1 - LAMINATE FLOORING - BEDROOM 2 - STANDARD
Line4057	Note:
23Sep21 / 12May22	



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Inv.541	1 - LAMINATE FLOORING - BEDROOM 3 - STANDARD
Line4058	Note:
23Sep21 / 12May22	

Inv.541	1 - LAMINATE FLOORING - BEDROOM 4 - STANDARD
Line4059	Note:
23Sep21 / 12May22	

MISCELLANEOUS

Inv.541	1 - TRADITIONAL SOAP DISPENSER MODEL #3944
Line8651	Note:
23Sep21 / 12May22	

PAINT AND STAIN

Inv.218	1 - PAINT AND STAIN - WROUGHT IRON STAIRCASE - STAIN STAIRCASE TO MATCH
Line1941	Note:
21Apr21 / 13May21	

PLUMBING

Inv.218	1 - PLUMBING - WATERLINE FOR ICE MAKER HOOK UP - INCLUDES VALVE
Line1942	Note:
21Apr21 / 13May21	

Inv.218	1 - PLUMBING - POT TOP ROUGH IN ONLY - ABOVE STOVE - CENTERED
Line2451	Note:
21Apr21 / 13May21	

STAIRS AND RAILING

Inv.218	1 - UPGRADE RAILING -MAIN TO SECOND FLOOR - UPGRADE 2 - WROUGHT IRON (NATURAL FINISH)
Line1940	Note:
21Apr21 / 13May21	

TILE - BACKSPLASH

Inv.541	1 - 14 HIGH X 24 WIDE CENTRED NICHES IN MASTER ENSUITE WALL TILES FOR PRODUCTS
	14 HIGH X 14 WIDE CENTRED NICHES IN MAIN BATH WALL TILES FOR PRODUCTS
	14 HIGH X 14 WIDE CENTRED NICHES IN 2ND MAIN BATH WALL TILES FOR PRODUCTS
Line4051	Note:
23Sep21 / 12May22	

TILE - SHOWER FLOOR

Inv.541	1 - MASTER ENSUITE SHOWER FLOOR-PRECIOUS GLASS GREY 0.6 X 0.6 (UPGRADE 1)
Line4047	Note:
23Sep21 / 12May22	

Inv.541	1 - ENSUITE 2 SHOWER FLOOR-PRECIOUS GLASS GREY 0.6 X 0.6 (UPGRADE 1)
Line4048	Note:
23Sep21 / 12May22	

TILES



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Inv.541	1 - TILES - UPGRADE 3 - ENTRY
Line4032	Note:
23Sep21 / 12May22	
Inv.541	1 - TILES - UPGRADE 3 - SIDE ENTRY
Line4033	Note:
23Sep21 / 12May22	
Inv.541	1 - TILES - UPGRADE 3 - POWDER ROOM
Line4034	Note:
23Sep21 / 12May22	
Inv.541	1 - TILES - UPGRADE 3 - KITCHEN AND BREAKFAST
Line4035	Note:
23Sep21 / 12May22	

TRIM CARPENTRY

Inv.218	1 - 8FT DOORS AND ARCHWAYS THROUGHOUT MAIN FLOOR
Line1943	Note:
21Apr21 / 13May21	



INTERIOR COLOUR SCHEME

Purchaser:

ARLENE ANDREA TOOLSIE

Telephone Res. / Bus:

(647) 937-1300 /

Decor Advisor:

Inna Semikolenniha

Lock Date:

24-Mar-23

Property: 57N Left

Project: Bradford East Developments Inc.

Model and Elevation: The Sonoma 3 (SD25-3) Elev C Opt Alt G

17-May-22

Plan #: 51M-1137

Layout Changes: ☒ Yes ☐ No

Sketch Attached: ☒ Yes ☐ No

Exterior Colour Scheme:

1. Kitchen and Vanities

	Style and Colour	Hardware
Kitchen / Breakfast	SHAKER ONTARIO WHITE (UPG1)	HC-07
Laundry Room	3/4 FLAT ASH WHITE (STD)	HC-07
Powder Room	N/A	
Master Ensuite Bathroom	SHAKER ONTARIO WHITE (UPG1)	HC-07
MAIN BATH	SHAKER ONTARIO WHITE (UPG1)	HC-07
SECOND BATH	SHAKER ONTARIO WHITE (UPG1)	HC-07
SIDE ENTRY	N/A	

Comment

KITCHEN ISLAND - 3/4 FLAT TUXEDO (STD)

2. Counter Top

	Counter	Edge
Kitchen / Breakfast	STATUARIO NEBUNA (UPG2)	
Laundry Room	CALCUTTA MARBLE 4925K-07 TXTRD GLOSS (STD)	
Powder Room	N/A	
Master Ensuite Bathroom	STATUARIO NEBUNA (UPG2)	
MAIN BATH	SPARKLY WHITE (UPG1)	
SECOND BATH	SPARKLY WHITE (UPG1)	
SIDE ENTRY	N/A	

Comment

3. Ceramic Flooring

	Selection	Threshold
Entrance Vestibule	MAYFAIR VOLAKAS GRIGIO 24 X 24 RECTIF. P. 69-912 (UPG3)	
Main Hall	LAMINATE	
Kitchen / Breakfast	MAYFAIR VOLAKAS GRIGIO 24 X 24 RECTIF. P. 69-912 (UPG3)	
Laundry Room	BASEMENT UNFINISHED	
Powder Room	MAYFAIR VOLAKAS GRIGIO 24 X 24 RECTIF. P. 69-912 (UPG3)	
Master Ensuite Bathroom	LA SPEZIA BIANCO 12 X 24 MATT (STD)	
MAIN BATH	LA SPEZIA BIANCO 12 X 24 MATT (STD)	
2ND BATHROOM	LA SPEZIA BIANCO 12 X 24 MATT (STD)	
MASTER SHWR FLOOR	PRECIOUS GLASS GREY 0.6 X 0.6 MATT (UPG1)	
2ND BATH SHWR FLR	PRECIOUS GLASS GREY 0.6 X 0.6 MATT (UPG1)	
SIDE ENTRY	MAYFAIR VOLAKAS GRIGIO 24 X 24 RECTIF. P. 69-912 (UPG3)	

Comment



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4. Ceramic Wall Tile

Master Ensuite Bathroom	Selection	Describe
Tub Deck Wall	N/A	
Tub Deck	N/A	
Tub Deck Skirt	N/A	
Shower Stall	LA SPEZIA BIANCO 12 X 24 MATT (STD)	
Shower Stall Floor Tile	LA SPEZIA BIANCO 12 X 24 MATT (STD)	
SECOND BATH	LA SPEZIA BIANCO 12 X 24 MATT (STD)	
MAIN BATH	LA SPEZIA BIANCO 12 X 24 MATT (STD)	
Kitchen Backsplash		

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

Comment

***NICHES WILL RECEIVE MARBLE SURROUNDS.

5. Carpeting

Main Hall	LAMINATE
Living Room	LAMINATE
Dining Room	LAMINATE
Family Room	N/A
Den / Library / Study	N/A
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	LAMINATE
Upper Landing	LAMINATE
Upper Hall	LAMINATE
Master Bedroom	LAMINATE
Bedroom #2	LAMINATE
Bedroom #3	LAMINATE
Bedroom #4	LAMINATE
Bedroom #5	N/A

Underpad	Type	Area
	N/A	
Carpet on Stairs	Capped	Runner - *Upgrade
Comment	N/A	

** Refer to Construction Summary



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6. Hardwood

Kitchen	TILE
Main Hall	BR-NOAH PROMENADE OAK 7 1/2"X 5/16" (STD) **LAMINATE
Living Room	BR-NOAH PROMENADE OAK 7 1/2"X 5/16" (STD) **LAMINATE
Dining Room	BR-NOAH PROMENADE OAK 7 1/2"X 5/16" (STD) **LAMINATE
Family Room	N/A
Den / Library / Study	N/A
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	BR-NOAH PROMENADE OAK 7 1/2"X 5/16" (STD) **LAMINATE
Upper Landing	BR-NOAH PROMENADE OAK 7 1/2"X 5/16" (STD) **LAMINATE
Upper Hall	BR-NOAH PROMENADE OAK 7 1/2"X 5/16" (STD) **LAMINATE
Master Bedroom	BR-NOAH PROMENADE OAK 7 1/2"X 5/16" (STD) **LAMINATE
Bedroom #2	BR-NOAH PROMENADE OAK 7 1/2"X 5/16" (STD) **LAMINATE
Bedroom #3	BR-NOAH PROMENADE OAK 7 1/2"X 5/16" (STD) **LAMINATE
Bedroom #4	BR-NOAH PROMENADE OAK 7 1/2"X 5/16" (STD) **LAMINATE
Bedroom #5	

Comment

7. Plumbing Fixtures

Powder Room	STD
Master Ensuite Bathroom	STD

Waterline for Fridge ☒ Yes ☐ No

Comment

** Refer to Construction Summary



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51M-1137

8. Trim Carpentry

Interior Doors

STD

Interior Trim

STD

Door Handles

BLACK

Front Door Glass Inserts

STD

Comment

** Refer to Construction Summary

9. Electrical

Plugs and Switches

☒ White

Hood Fan

STAINLESS HOOD FAN

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

UPGRADE 2

Railing Colour

Stain to Match Flooring

SpindleType

WROUGHT IRON

Spindle Colour

BLACK

Stringer / Riser

OAK

Treads

OAK

Oak Stairs

☒ Yes ☐ No

Comment

** Refer to Construction Summary

Initial:_____

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Printed 3/27/2023 13:00:15



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Plan #: 51M-1137

11. Crown Mouldings

Entrance Vestibule	N/A		Kitchen/Breakfast	N/A	
Main Hall	N/A		Den/Library	N/A	
Living Room	N/A		Lower Landing	N/A	
Dining Room	N/A				
Family Room	N/A				

Comment

** Refer to Construction Summary

12. Wall Paint

Main Floor	COOL WHITE
Second Floor	COOL WHITE

Smooth Ceilings First Floor ☒ Yes ☐ No

Comment

** Refer to Construction Summary

13. Fireplace

	Living Room	Family Room	Other Room - Specify
	PurchasedAs Per Plan N/A	PurchasedAs Per Plan N/A	PurchasedAs Per Plan N/A
	☐ ☐ ☒	☐ ☐ ☒	☐ ☐ ☒
Fireplace Type			
Mantle Type			
Colour / Stain			
Surround			
Hearth			

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: _____



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Lock Date:	24-Mar-23	17-May-22	Plan #: 51M-1137

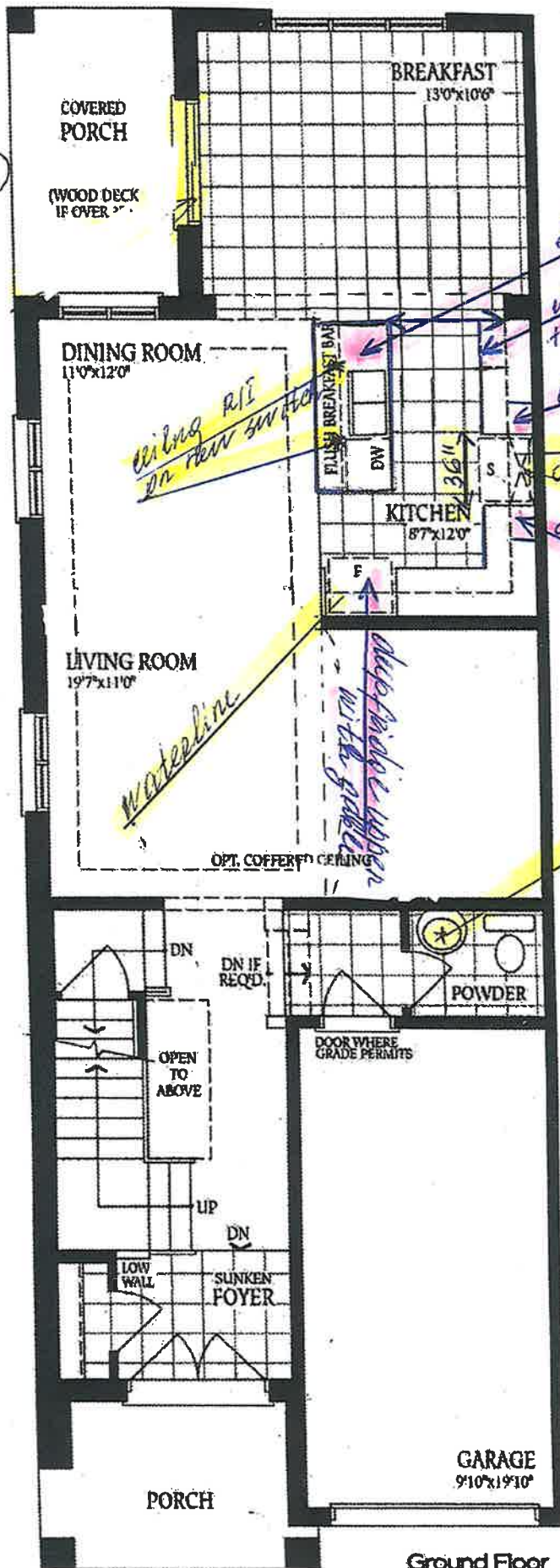
The Sonoma 3

ELEVATION A - 2062 SQ.FT.

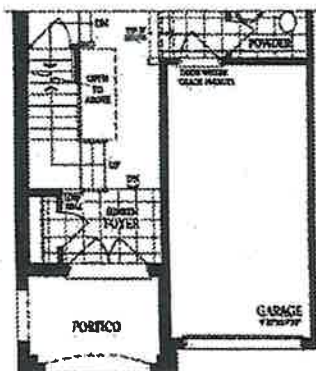
ELEVATION B - 2070 SQ.FT.

ELEVATION C - 2056 SQ.FT.

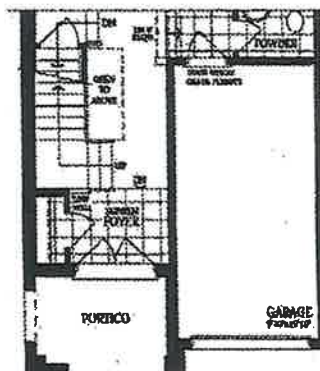
optional ground floor
lot 57 left



Ground Floor
Elevation A



Ground Floor
Elevation B



Ground Floor
Elevation C & C-Mod

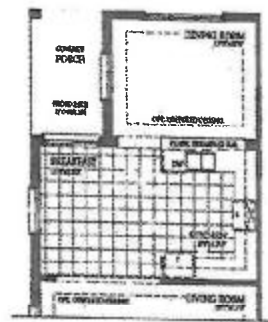
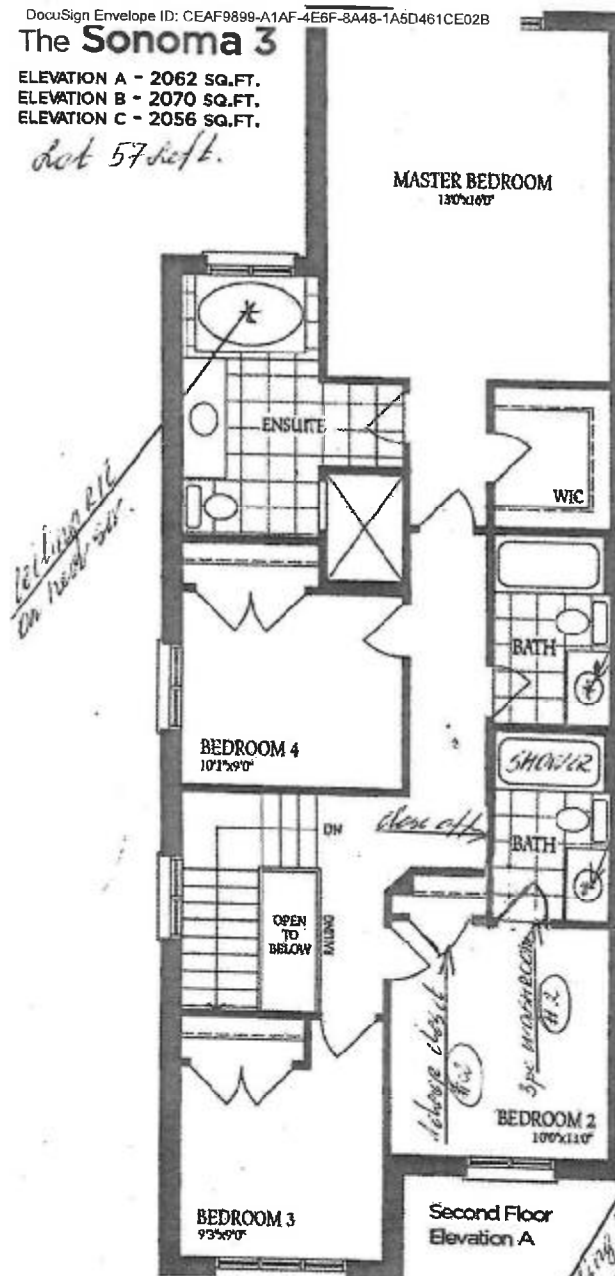
The Sonoma 3

ELEVATION A - 2062 SQ.FT.

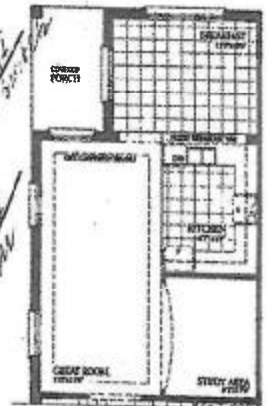
ELEVATION B - 2070 SQ.FT.

ELEVATION C - 2056 SQ.FT.

lot 57 sq.ft.



Optional Ground Floor with Alternate Layout 1



Optional Ground Floor with Alternate Layout 2



Optional Second Floor with Alternate Ensuite



Second Floor Elevation B



Second Floor Elevation C - Mod.

Total for Elev. C-Mod:
2066 sq.ft.

DS
aat

The Sonoma 3

ELEVATION A - 2062 SQ.FT.

ELEVATION B - 2070 SQ.FT.

ELEVATION C - 2056 SQ.FT.

dot 57 left

