




CONSTRUCTION SUMMARY

PURCHASER: SIVACHELVAN SINNATHAMBY

Lot: 22
Model: NORTH GARDEN (40-2) Elev A
Project/Phase: Heron Hills / 1

Offer	Includes \$ 20,000.00 Decore Dollars (Inclusive of HST) towards Vendors upgrades. To be used at Vendors decore centre at time of interior colour selections. This promotion has no cash value, is non-negotiable and non-transferrable. Any unused amounts are
Worksheet	Note:



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CABINETRY


Invoice	Qty.	Description
2779 39831 28Mar23	1	Kitchen - Extended Uppers - Standard 42"
2779 39833 28Mar23	1	Pantry - Cabinet - Standard Extended height
3032 43535 01Nov23 NoCat	1	Kitchen- Flush Breakfast Bar

CABINETRY EXTRAS

Invoice	Qty.	Description
2779 39832 28Mar23	1	Kitchen Uppers - Fridge upper cabinet 24” deep (1 gables & cabinet at 24” deep)

CONSTRUCTION

Invoice	Qty.	Description
2779 39829 28Mar23	2	Upgrade windows in basement to (36x24) each - Purchaser acknowledges that window wells may be required for grading purposes See sketch
2779 39830 28Mar23	1	Doors - Optional Side door w/ exterior light (where grade permits) Grading doesn't allow- Refunded at closing - UPDATED Jan 4 2024
2779 39901 28Mar23 **	1	Smooth ceilings on main and second floor 2nd floor with level 5 finish
3032 43533 01Nov23 NoCat	1	Master Ensuite- Accommodate for a Freestanding Tub
3032 43536 01Nov23 NoCat	1	Garage to house door entrance (where grade permits)
3032 43539 01Nov23 NoCat	1	Coffered Ceilings as per plan
3032 43540 01Nov23 NoCat	1	Basement- 3 piece rough-in



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CONSTRUCTION

Invoice	Qty.	Description
3032 43542 01Nov23 NoCat	1	Kitchen- Bulkhead to accommodate 42" extended upper cabinets, pantry & deep fridge upper
3032 43548 01Nov23 NoCat	1	Master Ensutie Shower- Accommodate glass shower enclosure
3032 43550 01Nov23 NoCat	1	Basement- rough-in for future kitchen / Wetbar (Incl: water, draing, vent)

DRYWALL


Invoice	Qty.	Description
2779 39901 28Mar23	1	Smooth ceilings on main and second floor 2nd floor with level 5 finish

ELECTRICAL

Invoice	Qty.	Description
2779 39826 28Mar23	1	Upgrade to 200amp service
2779 39827 28Mar23	1	Interior Lighting - Additonal ceiling box on separate switch Kitchen above the island, see sketch
2779 39830 28Mar23 **	1	Doors - Optional Side door w/ exterior light (where grade permits) Grading doesn't allow- Refunded at closing
2779 39834 28Mar23	1	Miscellaneous - Additional plug on existing circuit Family Room approx 5 feet from the finish floor above the fireplace beside the cable rough-in, see sketch
3032 43547 01Nov23 NoCat	1	Gas Fireplace with Electronic ignition

FIREPLACE

Invoice	Qty.	Description
2779 39820 28Mar23	1	Fireplace (interior) as per plan with standard traditional style painted mantel Family Room



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GLASS AND MIRROR		
Invoice	Qty.	Description
2779 39822 28Mar23	1	Shower Enclosure: L-Shape-Frameless Glass Shower Master Ensuite in lieu of framed glass shower

HVAC		
Invoice	Qty.	Description
3032 43546 01Nov23 NoCat	1	Gas Fireplace as per plan

MISCELLANEOUS		
Invoice	Qty.	Description
2779 38719 28Mar23	1	Bonus Dollars from Sales Agreement

PAINT AND STAIN		
Invoice	Qty.	Description
2779 39830 28Mar23 **	1	Doors - Optional Side door w/ exterior light (where grade permits)
2779 39877 28Mar23	1	Nosing, railings, stringers and posts to be left unfinished (The purchaser acknowledges and accepts that an unfinished stair and railing will be dirty from the construction process and there may be minor marks on the staircase.
3032 43538 01Nov23 NoCat	1	Garage to house door entrance (where grade permits)
3032 43545 01Nov23 NoCat	1	Family Room- Paint Mantle White
3032 45032 01Nov23 NoCat	1	Paint Smooth ceilings -- info under drywall for location



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PLUMBING

Invoice	Qty.	Description
2779 39824 28Mar23	1	Kitchen - Rough-in water line to fridge
2779 39825 28Mar23	1	Basement rough-in for future kitchen / wetbar (Incl: Water, draining, vent) See sketch
3032 43532 01Nov23 NoCat	1	Master Ensuite- Freestanding Tub
3032 43541 01Nov23 NoCat	1	Basement- 3 piece rough-in

RAILING

Invoice	Qty.	Description
2779 39818 28Mar23	1	Railing - Upgrade M - 1/2" Square solid steel No. PSPLAIN-B with a modern shoe No. PS9503-B for the base, 2 5/8" x 1 5/16" Plain Rectangular (R2M-BEV) -- OAK, 2 3/4" Plain Square newel posts with ineegrated beveled decorative cap, lower recessed collar -- OAK

TILE

Invoice	Qty.	Description
2779 39821 28Mar23	1	Miscellaneous - Delete standard ceramic accessories (homeowner is responsible for installation
3032 43534 01Nov23 NoCat	1	Master Ensuite- Accommodate for a Freestanding Tub
3032 43549 01Nov23 NoCat	1	Master Ensutie Shower- Accommodate glass shower enclosure

TRIM

Invoice	Qty.	Description
2779 39830 28Mar23 **	1	Doors - Optional Side door w/ exterior light (where grade permits) Grading doesn't allow- Refunded at closing
3032 43537 01Nov23 NoCat	1	Garage to house door entrance (where grade permits)



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WINDOWS

Invoice	Qty.	Description
2779 39829 28Mar23 **	2	Upgrade windows in basement to (36x24) each - Purchaser acknowledges that window wells may be required for grading purposes See sketch