



CONSTRUCTION SUMMARY

Saddle Ridge (G) - Lecco Ridge Developments Inc.

PURCHASERS: MICHAEL ASHRAF RAGHEB and FIBY FAKHER TAWFILES

TEL: RES.: 647-898-3380

LOT / PHASE Block 338 TH 1 / 1	REG. PLAN # 20M-1184	HOUSE TYPE Ivy 7E Elev 3		
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CABINETRY ACCESSORIES

1 - KITCHEN CABINETRY UPPER - FULL DEPTH ABOVE FRIDGE - WITH GABLES - 600MM - PRICE IS EACH - STANDARD 01Jun18 Note:	
1 - KITCHEN CABINETRY UPPER - ANGLED CORNER CABINET - FITS TALL UPPER CABINETS - PER UNIT - STANDARD 01Jun18 Note:	
1 - KITCHEN CABINETRY BASE - PIE CUT CORNER CABINET - BASE CABINETRY - STANDARD 01Jun18 Note:	
1 - KITCHEN CABINETRY BASE - POT/PAN DRAWERS (CABINET) - STANDARD 01Jun18 Note:	

CERAMIC TILE

1 - DELETE ALL CERAMIC BATHROOM ACCESSORIES - DELETE TOWEL BAR, PAPER HOLDER & SOAP DISH THROUGHOUT 01Jun18 Note:	
1 - TILE - UPGRADE 1 WALL TILE - - ENSUITE WALL TILE - SHOWER 01Jun18 Note:	
1 - TILE - UPGRADE 1 WALL TILE - - ENSUITE TUB - DECK AND SKIRT 01Jun18 Note:	
1 - TILE - UPGRADE 1 FLOOR TILE - - ENSUITE BATHROOM - FLOOR 01Jun18 Note:	

CONSTRUCTION

1 - SMOOTH CEILINGS ON FIRST FLOOR ONLY 01Jun18 Note:	
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DOORS AND TRIM

1 - THROUGHOUT - INTERIOR DOORS - WEISER WINSTON LEVERS IN LIEU OF STANDARD KNOBS 01Jun18 Note:	
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ELECTRICAL

1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER STOVE FOR FUTURE MICROWAVE/HOOD FAN 01Jun18 Note:	
1 - RELOCATE STANDARD KITCHEN LIGHT TO BE CENTERED OVER ISLAND 27Mar18 Note:	
1 - LIGHT AND SWITCH - NO FIXTURE INCLUDED - LIVING ROOM 27Mar18 Note:	
1 - POT LIGHT - EXTERIOR - SOFFIT MOUNT - REGULAR VOLTAGE 27Mar18 Note:	
1 - POT LIGHT - LOW VOLTAGE LED - FIRST FLOOR INSTALLATION 27Mar18 Note:	
1 - 200 AMP ELECTRICAL SERVICE 27Mar18 Note:	

HARDWOOD FLOORING

1 - LAMINATE - CLASSIC PLUS - - UPPER HALL 01Jun18 Note:	
1 - LAMINATE -UPGRADE TO CLASSIC PLUS SERIES IN LIEU OF STANDARD LAMINATE 01Jun18 Note:	



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PLUMBING

3 - MOEN BATHROOM ACCESSORIES - MASON CHROME - TOWEL BAR 24" #YB8094/YB8000 - PRICE IS EACH 01Jun18 Note: ALL BATHROOMS	
3 - MOEN BATHROOM ACCESSORIES - MASON CHROME - PAPER HOLDER #YB8099/YB8000 - PRICE IS EACH 01Jun18 Note: ALL BATHROOMS	
1 - WATER LINE FOR FRIDGE - ROUGH-IN ONLY 01Jun18 Note:	
2 - TOE TESTER - ADD TOE TESTER TO SHOWER 27Mar18 Note:	
1 - 5 FOOT SHOWER WITH SLIDING GLASS CHROME DOORS IN LIEU OF TUB 27Mar18 Note: Main Bath	
1 - WASHROOM - 3 PIECE ROUGH-IN IN BASEMENT 08Jun17 Note:	

PROMOTIONAL

1 - LESS BALANCE OF CREDIT FROM PURCHASER EXTRA SHEET IN OFFER 01Jun18 Note:	
1 - PARTIAL REDEMPTION OF PROMOTIONAL PACKAGE \$\$\$\$\$\$ BALANCE FORWARD TO BE USED AT A LATER DATE. ORIGINAL PROMOTIONAL PACKAGE OF \$\$\$\$\$ AS PER SCHEDULE PE DATED MMMDDYYYY. 27Mar18 Note: new promo balance -\$705.00	
1 - PARTIAL REDEMPTION OF PROMOTIONAL PACKAGE - \$640.00. BALANCE \$4,360.00 FORWARD TO BE USED AT A LATER DATE. ORIGINAL PRMOTIONAL PACKAGE OF \$5,000 PER SCHEDULE PE APRIL 30, 2017. 08Jun17 Note:	

STAIRS AND RAILINGS

1 - STAINED HANDRAIL, TREADS, RISERS AND STRINGER EXCLUDING PICKETS (FOR IRON PICKETS) - STANDARD STAIRCASE - PRICE IS PER SET 01Jun18 Note:	
1 - V GROOVE HANDRAIL 01Jun18 Note: STAIRCASE - LARGER POST AND HANDRAIL	
1 - EUROLINE 1 01Jun18 Note: STAIRCASE - IRON PICKETS - BLACK	

EXTRAS AS PER OFFER

Lot Premium Worksheet Note:	
The Vendor agrees that notwithstanding any other term or provision in this Agreement included in the Purchase Price and in addition to those items detailed in Schedule GP to the Agreement of Purchase and Sale, the Purchaser is entitled to a credit of Fiv Worksheet Note:	
Five (5) White Appliances as per PE Appliances Worksheet Note:	
The Purchaser acknowledges that the Purchase Price is inclusive of all credits and promotional packages available at the time of purchase. Worksheet Note:	

This Document is Extremely Time Sensitive - Printed 1 Jun 18 at 11:37

RECEIVED JUN 01 2018

Purchasers:

Telephone Res. / Bus:

Decor Advisor:

Lock Date:

MICHAEL ASHRAF RAGHEB & FIBY FAKHER T

(647) 898-3380 /

Candace Forza

1-Jun-18

Property: Block 338 TH 1

Project: Lecco Ridge Developments Inc.

Model and Elevation: Ivy 7E Elev 3

1-Jun-18

Plan #: 20M-1184

Layout Changes:

Sketch Attached:

Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	HASTING SILKEN	2002
Laundry Room	ELISSE	Standard
Powder Room	MONACO W826XZ4	2004
Master Ensuite Bathroom	MONACO W823XZ4	2004
Main Bathroom	MONACO W821XZ4	2004
	N/A	N/A
	N/A	N/A
	N/A	N/A
	N/A	N/A

Appliances:

Built In Appliances

Slide In Stove

Dishwasher Cabinet

Stove Opening

Fridge Opening

YesNo

YesNo

ClosedOpen

41" Upper Cabinets

Please NOTE: Standard Cabinet Height is 30"

NOTE: If not specified, opening will be set to builder's standard opening of approximately 30" width

NOTE: If not specified, opening will be set to builder's standard opening of approximately 37" width x 74" height

** Refer to Construction Summary

2. Counters

	Counter	Edge
Kitchen / Breakfast	LAMINATE-AUTUMN CARNIVAL 1877K-52	
Laundry Room	N/A	
Powder Room	LAMINATE-WINTER CARNIVAL 1874K-52	
Master Ensuite Bathroom	LAMINATE-PORTICO MARBLE 7735-58	
Main Bathroom	LAMINATE-CARRARA BIANCO 6696-46	
	N/A	
	N/A	
	N/A	
	N/A	

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MICHAEL ASHRAF RAGHEB & FIBY FAKHER T.Candace Forza1-Jun-18

Property: Block 338 TH 1

Project: Lecco Ridge Developments Inc.

Model and Elevation: Ivy 7E Elev 3

Plan #: 20M-1184

3. Ceramic Flooring

		At a 45	Threshold-If App.
Entrance Vestibule	TILE-NIZA IVORY-13X13	<input type="checkbox"/>	
Main Hall	LAMINATE	<input type="checkbox"/>	
Kitchen / Breakfast	TILE-NIZA IVORY-13X13	<input type="checkbox"/>	METAL STRIP
Laundry Room	TILE-NIZA IVORY-13X13	<input type="checkbox"/>	METAL STRIP
Powder Room	TILE-NIZA IVORY-13X13	<input type="checkbox"/>	METAL STRIP
Master Ensuite Bathroom	TILE-SASSONIA GRIGIO-12X24	<input type="checkbox"/>	METAL STRIP
Main Bathroom	TILE-RAINBOW LIGHT GREY-1313	<input type="checkbox"/>	METAL STRIP
GARAGE ENTRY	TILE-NIZA IVORY-13X13	<input type="checkbox"/>	
	N/A	<input type="checkbox"/>	
	N/A	<input type="checkbox"/>	
	N/A	<input type="checkbox"/>	

** Refer to Construction Summary

4. Ceramic Wall Tile

Master Ensuite Bathroom	Selection	Describe
Tub Deck Wall	TILE-SASSONIA GRIGIO-12X24	
Tub Deck	N/A	
Tub Deck Skirt	N/A	
Shower Stall	TILE-SASSONIA GRIGIO-12X24	
Bathtub Enclosure Walls	N/A	
	N/A	
Main Bathroom	TILE-GOLF GRIGIO-8X10	
	N/A	
	N/A	
	N/A	
Kitchen Backsplash	N/A	

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

5. Plumbing Fixtures

All Bathrooms

White

N/A

N/A

N/A

N/A

N/A

Whirlpool

N/A

☐ Yes ☒ No

Dishwasher Rough-In

☒ Yes ☐ No

Waterline for Fridge

☒ Yes ☐ No

** Refer to Construction Summary

6. Trim Carpentry

Interior Doors	CLASSIQUE
Interior Trim	2 3/4" CASING WITH 4 1/4" BASEBOARD - COLONIAL
Door Handles	WEISER WINSTON LEVER
Exterior Front Door Handle	As Per Construction Specifications

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Candace Forza
1-Jun-18

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Ivy 7E Elev 3
20M-1184

7. Other Flooring

Main Hall	LAMINATE-CLASSIC PLUS - OLD OAK NATURAL QS-UM1381
Living Room	LAMINATE-CLASSIC PLUS - OLD OAK NATURAL QS-UM1381
Dining Room	LAMINATE-CLASSIC PLUS - OLD OAK NATURAL QS-UM1381
Family Room	LAMINATE-CLASSIC PLUS - OLD OAK NATURAL QS-UM1381
Den / Library / Study	N/A
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	LAMINATE-CLASSIC PLUS - OLD OAK NATURAL QS-UM1381
Upper Landing	LAMINATE-CLASSIC PLUS - OLD OAK NATURAL QS-UM1381
Upper Hall	LAMINATE-CLASSIC PLUS - OLD OAK NATURAL QS-UM1381
Master Bedroom	CARPET-SHAW - E0949 NEWBERN CLASSIC - IVORY TINT 55101
Bedroom #2	CARPET-SHAW - E0949 NEWBERN CLASSIC - IVORY TINT 55101
Bedroom #3	CARPET-SHAW - E0949 NEWBERN CLASSIC - IVORY TINT 55101
Bedroom #4	CARPET-SHAW - E0949 NEWBERN CLASSIC - IVORY TINT 55101
Bedroom #5	N/A
	N/A
	N/A
	N/A
Underpad	Type: STANDARDArea: BEDROOMS ONLY

** Refer to Construction Summary

8. Railings and Pickets

Railing Type	V-GROOVE	Colour	TORLYS OLD OAK NATURAL
Picket Type	EUROLINE 1	Colour	BLACK
Stringer / Riser	As Per Construction Specifications	Colour	TORLYS OLD OAK NATURAL
Treads	As Per Construction Specifications	Colour	TORLYS OLD OAK NATURAL
Red Oak Stairs with Semi Gloss Finish		<input checked="" type="radio"/> Yes <input type="radio"/> No	

** Refer to Construction Summary

9. Wall Paint Flat Finish

Main & Upper Hall	43 BIRCH WHITE	Master Bedroom	43 BIRCH WHITE
Living Room	43 BIRCH WHITE	Bedroom #2	43 BIRCH WHITE
Dining Room	43 BIRCH WHITE	Bedroom #3	43 BIRCH WHITE
Kitchen / Breakfast	43 BIRCH WHITE	Bedroom #4	43 BIRCH WHITE
Family Room	43 BIRCH WHITE	Bedroom #5	N/A
Powder Room	43 BIRCH WHITE	Master Ensuite	22 WARM GREY
Laundry Room	43 BIRCH WHITE	Main Bathroom	22 WARM GREY
Den/Library	N/A		N/A
Trim Paint-Semi Gloss	BIRCH WHITE		N/A
	N/A		N/A
	N/A		N/A

Smooth Ceilings First Floor ☒ Yes ☐ No

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10. Plaster Mouldings and Medallions

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

** Refer to Construction Summary

11. Fireplace

	Living Room			Family Room			Other Room - Specify		
	Purchased	As Per Plan	N/A	Purchased	As Per Plan	N/A	Purchased	As Per Plan	N/A
	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>
Fireplace Type	N/A			N/A			N/A		
Mantle Type	N/A			N/A			N/A		
Colour / Stain	N/A			N/A			N/A		
Surround	N/A			N/A			N/A		
Hearth	N/A			N/A			N/A		

** Refer to Construction Summary

12. Heating and Air Conditioning

Air Conditioning	NO	Gas Provisions Stove	NO
Gas Provisions Dryer	NO	Gas Provisions Barbecue	NO
Comment			

** Refer to Construction Summary

13. Electrical

Plugs and Switches	<input checked="" type="radio"/> White	DECOR	Above Kitchen Cabinet Light	<input type="radio"/> Yes	<input checked="" type="radio"/> No
Hood Fan	STANDARD WHITE		Below Kitchen Cabinet Light	<input type="radio"/> Yes	<input checked="" type="radio"/> No
Appliances	Built in Cooktop	Built in Oven	Gas Stove	Microwave	
	<input type="radio"/> Yes <input checked="" type="radio"/> No	<input type="radio"/> Yes <input checked="" type="radio"/> No	<input type="radio"/> Yes <input checked="" type="radio"/> No	<input checked="" type="radio"/> Yes <input type="radio"/> No	
Dishwasher Rough-in	Yes				

** Refer to Construction Summary

14. General Comments

** Refer to Construction Summary

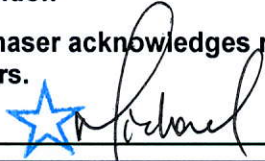
Disclaimers and Notes

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 agrees that this colour selection is final and that no changes will be permitted, unless required by the Vendor.

4) The Purchaser acknowledges reading and accepting document which contains other miscellaneous disclaimers.

Signature: 

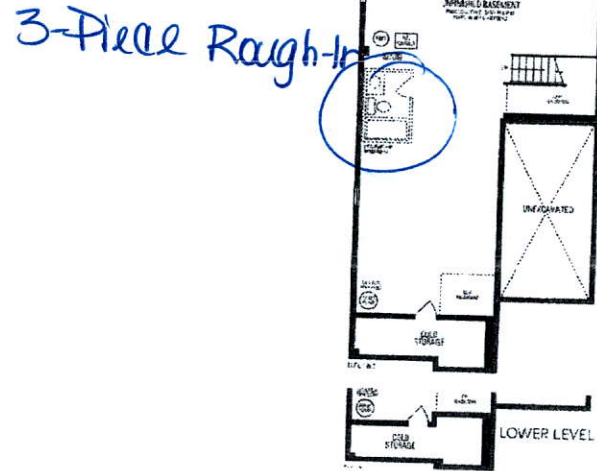
Date: June 15th, 2018

Signature: _____

Date: _____

IVY 7E 2,284 SQ.FT.

AVAILABLE IN BLOCK: 325, 326, 327, 328, 329, 330
338, 339, 340, 345, 346, 347, 348 & 349



200 AMP
Electrical



- 1 Pot Light



1 Exterior Pot Light.

to shower

