

CONSTRUCTION SUMMARY

Mountainview Heights 3 (G) - Russell Gardens Building Ltd.

PURCHASERS: Inderjit S. MATTU and Satwinder Kaur KOONER

LOT / PHASE 21 / 3	REG. PLAN # 62M-1266	HOUSE TYPE Mountainash Twelve Elev 3		
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CERAMIC TILE

1 - DELETE ALL CERAMIC BATHROOM ACCESSORIES - DELETE TOWEL BAR, PAPER HOLDER & SOAP DISH THROUGHOUT 25Feb21 Note:	
1 - TILE - UPGRADE 4 FLOOR TILE - - SIDE ENTRANCE 25Feb21 Note:	
1 - TILE - UPGRADE 4 FLOOR TILE - - POWDER ROOM 25Feb21 Note:	
1 - TILE - UPGRADE 4 FLOOR TILE - - KITCHEN 25Feb21 Note:	
1 - TILE - UPGRADE 4 FLOOR TILE - - FOYER 25Feb21 Note:	
1 - TILE - UPGRADE 1 WALL TILE - - ENSUITE WALL TILE - SHOWER 25Feb21 Note:	
1 - TILE - UPGRADE 1 FLOOR TILE - - ENSUITE BATHROOM - FLOOR 25Feb21 Note:	
1 - TILE - UPGRADE 1 WALL TILE - - BATHROOM 4 - SHOWER 25Feb21 Note:	
1 - TILE - UPGRADE 1 FLOOR TILE - - BATHROOM 4 - FLOOR 25Feb21 Note:	
1 - TILE - UPGRADE 1 WALL TILE - - BATHROOM 2/3 - TUB AREA 25Feb21 Note:	
1 - TILE - UPGRADE 1 FLOOR TILE - - BATHROOM 2/3 - FLOOR 25Feb21 Note:	

CONSTRUCTION

1 - MAIN LEVEL - EXTERIOR AND INTERIOR - 8' DOORS AND ARCHWAYS - WHERE CONSTRUCTION PERMITS 25Feb21 Note: PURCHASE ACKNOWLEDGES AND ACCEPTS TRANSOM ABOVE FRONT DOOR WILL BE DELETED TO ACCOMMODATE	
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COUNTER TOP

1 - COUNTER TOP - UPGRADE - POWER ROOM VANITY COUNTER TOP 03Mar21 Note:	New	☆	
1 - COUNTER TOP - UPGRADE - ENSUITE BATHROOM VANITY COUNTER TOP 03Mar21 Note:	New	☆	
1 - COUNTER TOP - UPGRADE - ENSUITE BATHROOM 4 VANITY COUNTER TOP 03Mar21 Note:	New	☆	
1 - COUNTER TOP - UPGRADE - ENSUITE BATHROOM 2/3 VANITY COUNTER TOP 03Mar21 Note:	New	☆	

DOORS AND TRIM

CONSTRUCTION SUMMARY				
Mountainview Heights 3 (G) - Russell Gardens Building Ltd.				
PURCHASERS: Inderjit S. MATTU and Satwinder Kaur KOONER			TEL: RES.: 289-772-6022	
LOT / PHASE 21 / 3	REG. PLAN # 62M-1266	HOUSE TYPE Mountainash Twelve Elev 3		
1 - INTERIOR DOORS (INCLUDING INTERIOR OF EXTERIOR DOORS) - WEISER HALIFAX LEVER 514 MATTE BLACK 25Feb21 Note:				
2 - FRONT DOORS - WEISER TAVARIS GRIPGET 514 MATTE BLACK 25Feb21 Note:				
ELECTRICAL				
1 - ABOVE KITCHEN ISLAND - ADD LIGHT AND SWITCH - NO FIXTURE INCLUDED 25Feb21 Note:				
1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE 25Feb21 Note:				
1 - STANDARD DINING ROOM LIGHT TO BE CENTERED BETWEEN LIVING AND DINING ROOM 25Feb21 Note:				
1 - 200 AMP ELECTRICAL SERVICE 21Jul20 Note:				
FIREPLACE AND ACCESSORIES				
1 - MANTEL - PAINTED - M6 - IN LIEU OF STANDARD MANTEL 25Feb21 Note:				
1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR 25Feb21 Note:				
HARDWOOD FLOORING				
1 - HARDWOOD - GROUP B SERIES 6 1/2 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - LIVING AND DINING ROOM 25Feb21 Note:				
1 - HARDWOOD - GROUP B SERIES 6 1/2 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - LIBRARY/DEN 25Feb21 Note:				
1 - HARDWOOD - GROUP B SERIES 6 1/2 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - FAMILY ROOM 25Feb21 Note:				
MIRRORS AND GLASS				
1 - SHOWER DOOR HANDLE - CHROME D-RING WITH TOWEL BAR - MASTER ENSUITE BATHROOM 25Feb21 Note:				
1 - MASTER ENSUITE - FRAMELESS GLASS SHOWER ENCLOSURE - INCLUDES CHROME KNOB AND HINGES - MASTER ENSUITE BATHROOM 25Feb21 Note:				
PLUMBING				
5 - SINK - UNDERMOUNT SINK - CONTRAC COLLETTE #4220CIY - ALL BATHROOMS 03Mar21 Note: RECTANGULAR UNDERMOUNT SINK - PRICE IS EACH				
4 - MOEN BATHROOM ACCESSORIES - MASON CHROME - TOWEL BAR 24" #YB8094/YB8000 - ALL BATHROOMS 25Feb21 Note:				

New ☆

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4 - MOEN BATHROOM ACCESSORIES - MASON CHROME - PAPER HOLDER #YB8099/YB8000 - ALL BATHROOMS 25Feb21 Note:				

PROMOTIONAL

1 - LESS BALANCE OF CREDIT FROM PURCHASER EXTRA SHEET IN OFFER 25Feb21 Note:	
1 - PARTIAL REDEMPTION OF PROMOTIONAL PACKAGE \$865.00 BALANCE (\$16,135.00) FORWARD TO BE USED AT A LATER DATE. ORIGINAL PROMOTIONAL PACKAGE OF \$17,000.00 AS PER SCHEDULE PE DATED 06/28/2020. 21Jul20 Note:	

STAIRS AND RAILINGS

1 - STAINED STAIRS – STANDARD STAIRCASE - PRICE IS PER SET 25Feb21 Note:	
1 - STAIRCASE - V GROOVE HANDRAIL 25Feb21 Note:	
1 - STAIRCASE - TIFFANY POSTS 25Feb21 Note:	
1 - STAIRCASE - EUROLINE CONTEMPORARY IRON PICKETS - BLACK 25Feb21 Note:	

EXTRAS AS PER OFFER

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 Sev Worksheet Note:	
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This Document is Extremely Time Sensitive - Printed 3 Mar 21 at 15:31

Purchasers: Inderjit S. MATTU & Satwinder Kaur KOONER **Property:** 21
Telephone Res. / Bus: (289) 772-6022 / **Project:** Russell Gardens Building Ltd.
Decor Advisor: Candace Forza **Model and Elevation:** Mountainash Twelve Elev 3
Lock Date: 3-Mar-21 25-Feb-21 **Plan #:** 62M-1266

Layout Changes: ☒ Yes ☐ No **Sketch Attached:** ☒ Yes ☐ No **Exterior Colour Scheme:**

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	MONACO 823 DRIFTWOOD	431SA
Laundry Room	ELISSE	Standard
Powder Room	MONACO 823 DRIFTWOOD	431SA
Master Ensuite Bathroom	DORAL W-500	431SA
Ensuite Bath - Bedroom 2/3	DORAL H3081 HACIENDA BLACK	431SA
Ensuite Bath - Bedroom 4	DORAL W-500	431SA
	N/A	N/A
	N/A	N/A
	N/A	N/A

Appliances:

Built In Appliances ☐ Yes ☒ No

Slide In Stove ☐ Yes ☒ No

Dishwasher Cabinet

☐ Closed ☒ Open

41" Upper Cabinets ☒ Yes ☐ No

Please NOTE: Standard Cabinet Height is 30"

Stove Opening

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

Fridge Opening

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-PALOMA POLAR 6698-46	
Laundry Room	N/A	
Powder Room	QUARTZ-VERMONT	#360 EDGE
Master Ensuite Bathroom	QUARTZ-GREYCALE	#360 EDGE
Ensuite Bath - Bedroom 2/3	QUARTZ-GREYCALE	#360 EDGE
Ensuite Bath - Bedroom 4	QUARTZ-ARABESCATO NUOVO	#360 EDGE
	N/A	
	N/A	
	N/A	

** Refer to Construction Summary

Initials: 

Purchasers:

Telephone Res. / Bus:

Decor Advisor:

Lock Date:

Inderjit S. MATTU & Satwinder Kaur KOONER

(289) 772-6022 /

Candace Forza

25-Feb-21

Property: 21

Project: Russell Gardens Building Ltd.

Model and Elevation: Mountainash Twelve Elev 3

25-Feb-21

Plan #: 62M-1266

3. Ceramic Flooring

At a 45 Threshold-If App.

Entrance Vestibule	TILE-CALACATTA POLISHED (CA6083P)-24X24	☐	metal strip where applicable
Main Hall	N/A	☐	
Kitchen / Breakfast	TILE-CALACATTA POLISHED (CA6083P)-24X24	☐	
Laundry Room	TILE-RAINBOW WHITE-13X13	☐	
Powder Room	TILE-CALACATTA POLISHED (CA6083P)-24X24	☐	
Master Ensuite Bathroom	TILE-AXIS BIANCO NAT-12X24	☐	
Ensuite Bath - Bedroom 2/3	TILE-LIFE ICE-12X24	☐	
Ensuite Bath - Bedroom 4	TILE-STONE LTE GREY-12 1/4X 24 1/4"	☐	
SIDE HALL	TILE-CALACATTA POLISHED (CA6083P)-24X24	☐	
	N/A	☐	
	N/A	☐	

** Refer to Construction Summary

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	TILE-AXIS BIANCO NAT-12X24	
Bathtub Enclosure Walls	N/A	
Ensuite Bath - Bedroom 2/3	TILE-LIFE ICE-12X24	
Ensuite Bath - Bedroom 4	TILE-STONE LTE GREY-12 1/4X 24 1/4"	
SIDE HALL	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	CARRARA-SMOOTH
Interior Trim	As Per Construction Specifications
Door Handles	WEISER TAVARIS GRIPSET - 514 MATTE BLACK
Exterior Front Door Handle	WEISER HALIFAX LEVERS - 514 MATTE BLACK

** Refer to Construction Summary

Purchasers:

Telephone Res. / Bus:

Decor Advisor:

Lock Date:

Inderjit S. MATTU & Satwinder Kaur KOONER

(289) 772-6022 /

Candace Forza

25-Feb-21

Property: 21

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Model and Elevation: Mountainash Twelve Elev 3

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7. Other Flooring

Main Hall	N/A	
Living Room	STRIP-MIRAGE-TRU BALANCE-IMAGINE-CHARACTER-DURAMATT-RED OAK-DRIFTWOOD-6 1/2"	
Dining Room	STRIP-MIRAGE-TRU BALANCE-IMAGINE-CHARACTER-DURAMATT-RED OAK-DRIFTWOOD-6 1/2"	
Family Room	STRIP-MIRAGE-TRU BALANCE-IMAGINE-CHARACTER-DURAMATT-RED OAK-DRIFTWOOD-6 1/2"	
Den / Library / Study	STRIP-MIRAGE-TRU BALANCE-IMAGINE-CHARACTER-DURAMATT-RED OAK-DRIFTWOOD-6 1/2"	
Basement Landing(If Applies)	N/A	
Lower Landing (If Applies)	STRIP-MIRAGE-TRU BALANCE-IMAGINE-CHARACTER-DURAMATT-RED OAK-DRIFTWOOD-6 1/2"	
Upper Landing	STRIP-MIRAGE-TRU BALANCE-IMAGINE-CHARACTER-DURAMATT-RED OAK-DRIFTWOOD-6 1/2"	
Upper Hall	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317	
Master Bedroom	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317	
Bedroom #2	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317	
Bedroom #3	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317	
Bedroom #4	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317	
Bedroom #5	N/A	
FLEX ROOM	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317	
	N/A	
	N/A	
Underpad	Type	Area
	N/A	N/A

** Refer to Construction Summary

8. Railings and Pickets

Railing Type	V-GROOVE & TIFFANY POSTS	Colour	MIRAGE DRIFTWOD RED OAK
Picket Type	EUROLINE CONTEMPORARY	Colour	BLACK
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIO	Colour	MIRAGE DRIFTWOD RED OAK
Treads	AS PER CONSTRUCTION SPECIFICATIO	Colour	MIRAGE DRIFTWOD RED OAK

Red Oak Stairs with Semi Gloss Finish

☒ Yes ☐ No

** Refer to Construction Summary THE STAIN COLOURS OR FINISH AVAILABLE ON RISERS, TREADS, PICKETS AND RAILS (STAIRCASES), WILL NOT BE AN EXACT MATCH TO PREFINISHED HARDWOOD OR LAMINATE FLOORS.

9. Wall Paint Flat Finish

Main & Upper Hall	22 WARM GREY	Master Bedroom	22 WARM GREY
Living Room	22 WARM GREY	Bedroom #2	22 WARM GREY
Dining Room	22 WARM GREY	Bedroom #3	22 WARM GREY
Kitchen / Breakfast	22 WARM GREY	Bedroom #4	22 WARM GREY
Family Room	22 WARM GREY	Bedroom #5	N/A
Powder Room	22 WARM GREY	Master Ensuite	22 WARM GREY
Laundry Room	22 WARM GREY	Ensuite Bath - Bedroom 2/3	22 WARM GREY
Den/Library	22 WARM GREY	Ensuite Bath - Bedroom 4	22 WARM GREY
Trim Paint-Semi Gloss	BIRCH WHITE	SIDE HALL	22 WARM GREY
	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
	☐	☐	☒	☐	☒	☐	☐	☐	☒
Fireplace Type	N/A			FLAT ON WALL			N/A		
Mantle Type	N/A			MANTLE M6			N/A		
Colour / Stain	N/A			AS PER CONSTRUCTION SPECIFICATIONS			N/A		
Surround	N/A			GRIGIO CARNICO			N/A		
Hearth	N/A			NO			N/A		

**** Refer to Construction Summary****12. Heating and Air Conditioning**

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

**** Refer to Construction Summary****13. Electrical**

Plugs and Switches	☒ White	DECOR	Above Kitchen Cabinet Light	☐ Yes	☒ No
Hood Fan	STANDARD WHITE		Below Kitchen Cabinet Light	☐ Yes	☒ No
Appliances	Built in Cooktop		Built in Oven		Gas Stove
	☐ Yes	☒ No	☐ Yes	☒ No	Microwave
Dishwasher Rough-in	Yes		☒ Yes ☐ No		

**** Refer to Construction Summary****14. General Comments****** Refer to Construction Summary****Disclaimers and Notes**

- Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.
- Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.
- The Purchaser agrees that this colour selection is final and that no changes will be permitted, unless required by the Vendor.
- The Purchaser acknowledges reading and accepting document which contains other miscellaneous disclaimers.

Signature:  I. M. MATTU

Date: Feb/25/2021

Signature:  Satwinder Kaur Kooner

Date: Feb/25/2021

Three floor plans for a house, labeled ELEV. A, ELEV. B, and ELEV. C. The plans show a symmetrical layout with a central foyer, living/dining room, family room, library, and garage. Handwritten notes include "Add Plug above fireplace" and "Center Std. Light.".

ELEV. A

- FAMILY ROOM: 18'4" x 12'0"
- LIVING/DINING ROOM: 19'0" x 11'0"
- PORTICO
- FOYER
- LIBRARY: 14'7" x 11'0" (10'3")

ELEV. B

- FAMILY ROOM: 18'4" x 12'0"
- LIVING/DINING ROOM: 19'0" x 11'0"
- PORTICO
- FOYER
- LIBRARY: 14'7" x 11'0" (10'3")

ELEV. C

- FAMILY ROOM: 18'4" x 12'0"
- LIVING/DINING ROOM: 19'0" x 11'0"
- COVERED PORCH
- FOYER
- LIBRARY: 14'7" x 11'0" (10'3")
- KITCHEN: 15'3" x 8'6"
- BREAKFAST: 15'3" x 10'2"
- GARAGE: 19'7" x 18'5"

Handwritten notes:

- Add Plug above fireplace
- Center Std. Light.

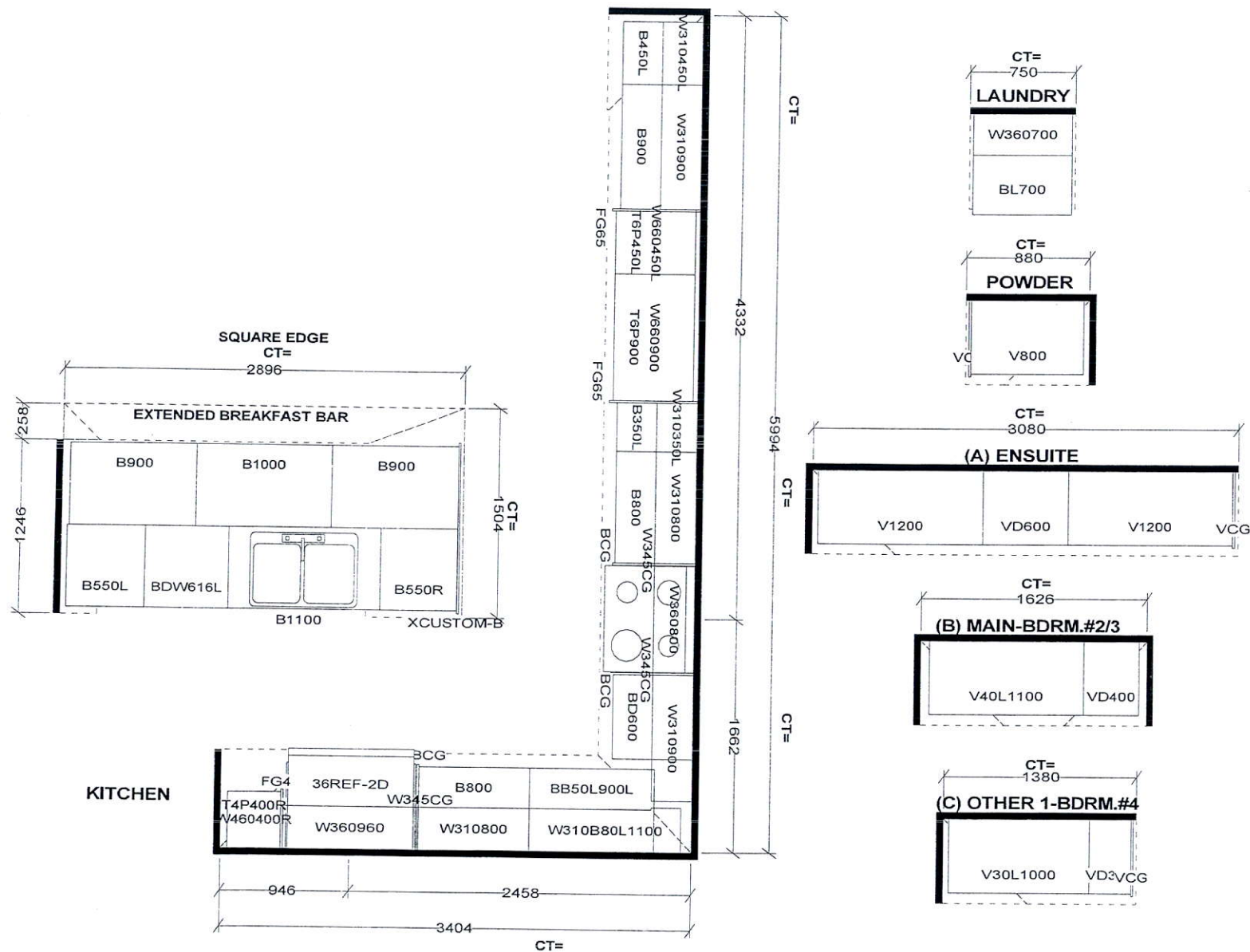
○ Add Light
Above
Island

The floor plan is divided into three main sections: Elev. 1 (top right), Elev. 2 (middle left), and a central section (bottom center).
Elev. 1: Features a Master Suite with a bathtub, a Flex Room (13'9" x 8'2"), and Bedroom 4 (14'7" x 11'2"). It includes a walk-in closet and a linen closet.
Elev. 2: Features a Flex Room (13'9" x 8'2"), a Master Suite, and Bedroom 4 (14'7" x 11'2"). It includes a walk-in closet and a linen closet.
Central Section: Features a Flex Room (13'9" x 8'2"), a Master Suite, and Bedroom 4 (14'7" x 11'2"). It includes a walk-in closet and a linen closet.
Other Rooms: Includes two Enclaves, two Walk-in Closets, and a Linen Closet. Dimensions are provided for most rooms.

MOUNTAINASH TWELVE

ELEV. 1 • 3,125 sq.ft. | ELEV. 2 • 3,143 sq.ft. | ELEV. 3 • 3,125 sq.ft.

Orientation of home may be revised and purchaser agrees to accept the same. Steps and porches may vary at any exterior entrance ways due to grading variations. Actual usable floor space may vary from the stated floor areas. All renderings are artist's concept. Dimensions, specifications, and architectural detailing subject to modifications. Roofline and adjoining model types may vary due to siting. E. & D. E. May 2020



Selba Industries

J#

W W D T H _____ W H G H T _____ W C N T _____

F L O O R H G H T _____ D O O R H G H T _____

S T C E N T _____ 2 X 4 _____ V E N T B O X C O V E R _____

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or copied unless applicable fee has been
paid or job order placed.



DESIGNER: KS
DATE: MAY 13 20
rev'd June 16 20

JOB NUMBER:
BUILDER: GREENPARK
SITE: RUSSELL GARDENS PH.3
MODEL: MOUNTAINASH 12X EL 3
LOT #: