

CONSTRUCTION SUMMARY

RECEIVED

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

JUN 17 2021

PURCHASERS: BHAVESH PRABHUDAS PATEL and SANGEETA BHAVESH PATEL

TEL:

LOT / PHASE 246 / 3	REG. PLAN # 62M-1266	HOUSE TYPE Mountainash Three (4 Bedroom) Elev 1		
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CABINETRY

1 - VANITY - MAIN BATHROOM - UPGRADE 1 11Jun21 Note:	
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CERAMIC TILE

1 - *** DELETE *** TILE - UPGRADE 3 FLOOR TILE - - ENSUITE BATHROOM - CEILING 14Jun21 Note:	
1 - *** DELETE *** TILE - UPGRADE 1 FLOOR TILE - - BATHROOM 2 - CEILING 14Jun21 Note:	
1 - *** DELETE *** TILE - UPGRADE 1 FLOOR TILE - - BATHROOM 3/4 - CEILING 14Jun21 Note:	
1 - TILE - UPGRADE 1 FLOOR TILE - - BATHROOM 3/4 - CEILING 11Jun21 Note:	
1 - TILE - UPGRADE 1 FLOOR TILE - - BATHROOM 2 - CEILING 11Jun21 Note:	
1 - TILE - UPGRADE 3 FLOOR TILE - - ENSUITE BATHROOM - CEILING 11Jun21 Note:	
1 - TILE - UPGRADE 1 FLOOR TILE - - BATHROOM 3/4 - FLOOR 11Jun21 Note:	
1 - TILE - UPGRADE 1 FLOOR TILE - - BATHROOM 2 - FLOOR 11Jun21 Note:	
1 - TILE - UPGRADE 3 WALL TILE - - ENSUITE WALL TILE - SHOWER 11Jun21 Note:	
1 - TILE - UPGRADE 3 FLOOR TILE - - ENSUITE BATHROOM - FLOOR 11Jun21 Note:	
1 - TILE - UPGRADE 3 FLOOR TILE - - POWDER ROOM 11Jun21 Note:	
1 - TILE - UPGRADE 3 FLOOR TILE - - KITCHEN 11Jun21 Note:	
1 - TILE - UPGRADE 3 FLOOR TILE - - FOYER 11Jun21 Note:	
1 - TILE - UPGRADE 1 WALL TILE - - BATHROOM 3/4 - TUB AREA 11Jun21 Note:	
1 - TILE - UPGRADE 1 WALL TILE - - BATHROOM 2 - SHOWER 11Jun21 Note:	
1 - TILE - UPGRADE 1 FLOOR TILE - - LAUNDRY ROOM 11Jun21 Note:	

CONSTRUCTION

1 - SHARED ENSUITE BEDROOM 3/4 - 5 FOOT SHOWER WITH SLIDING GLASS CHROME DOORS IN LIEU OF TUB 12Aug20 Note:	
1 - MASTER ENSUITE – FRAMELESS GLASS SHOWER ENCLOSURE – INCLUDES CHROME KNOB AND HINGES 12Aug20 Note: IF CONSTRUCTION PERMITS	

ELECTRICAL

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246 / 3	62M-1266	Mountainash Three (4 Bedroom) Elev 1		
2 - ***DELETE *** POT LIGHT - SHOWER POT LIGHT				
14Jun21 Note: ENSUITE 2 - X1				
ENSUITE 3/4 - X1				
2 - POT LIGHT - SHOWER POT LIGHT				
11Jun21 Note: ENSUITE 2 - X1				
ENSUITE 3/4 - X1				
3 - FAN - BATHROOM EXHAUST FAN - ENERGY STAR 80 CFM - IN LIEU OF STANDARD FAN				
11Jun21 Note: MASTER BEDROOM X1				
ENSUITE 2 - X1				
ENSUITE 3/4 - X1				
1 - POT LIGHT - EXTERIOR - SOFFIT MOUNT - REGULAR VOLTAGE				
11Jun21 Note: COVERED PORCH X1				
1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE				
11Jun21 Note:				
1 - LIGHT AND SWITCH - NO FIXTURE INCLUDED - LIVING ROOM				
11Jun21 Note: SEPARATE SWITCH FROM STANDARD LIGHT				
1 - RELOCATE STANDARD KITCHEN LIGHT TO BE CENTERED OVER ISLAND				
11Jun21 Note:				

FIREPLACE AND ACCESSORIES

1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR				
11Jun21 Note:				
1 - MANTEL - PAINTED - M 4 - IN LIEU OF STANDARD MANTEL				
11Jun21 Note:				

HARDWOOD FLOORING

1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - LIVING AND DINING ROOM				
11Jun21 Note:				
1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - FAMILY ROOM				
11Jun21 Note:				
1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - LIBRARY/DEN				
11Jun21 Note:				

MISCELLANEOUS

1 - *** NO FURTHER CHANGES ***				
14Jun21 Note:				

PLUMBING

1 - WATER LINE FOR FRIDGE - ROUGH-IN ONLY				
11Jun21 Note:				
3 - TOE TESTER - ADD TOE TESTER TO SHOWER - ALL SHOWERS				
12Aug20 Note:				

PROMOTIONAL

1 - LESS BALANCE OF CREDIT FROM PURCHASER EXTRA SHEET IN OFFER				
11Jun21 Note:				
1 - PARTIAL REDEMPTION OF PROMOTIONAL PACKAGE \$5,950.00 BALANCE (\$9,050.00) FORWARD TO BE USED AT A LATER DATE. ORIGINAL PROMOTIONAL PACKAGE OF \$15,000.00 AS PER SCHEDULE PE DATED 07/25/2020.				
12Aug20 Note:				

STAIRS AND RAILINGS

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1 - EUROLINE 2 11Jun21 Note: BLACK IRON PICKET	
1 - V GROOVE HANDRAIL 11Jun21 Note:	
1 - STAINED STAIRS – STANDARD STAIRCASE - PRICE IS PER SET 11Jun21 Note:	

EXTRAS AS PER OFFER

Purchase Price includes 3 enlarged basement windows, and the obligation to construct the house with the enlarged basement windows is subject to the Vendor?s approval, in its sole and unfettered discretion The Purchaser acknowledges and agrees that the lo Worksheet Note:	
200 AMP 3 LARGER BASEMENT WINDOWS Worksheet Note:	
(1) 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 Worksheet Note:	
PURCHASER(S) ACKNOWLEDGES THAT THE PURCHASE PRICE IS INCLUSIVE OF ALL CREDITS AND PROMOTIONAL PACKAGES AVAILABLE AT TIME OF PURCHASE. Worksheet Note:	
200 AMP Worksheet Note:	

This Document is Extremely Time Sensitive - Printed 15 Jun 21 at 9:50

Purchasers: BHAVESH PRABHUDAS PATEL & SANGEETA B

Property: 246

Telephone Res. / Bus: /

Project: Russell Gardens Building Ltd.

Decor Advisor: Aly Aversa

Model and Elevation: Mountainash Three (4 Bedroom) Elev 1

Lock Date: 11-Jun-21

11-Jun-21

Plan #: 62M-1266

Layout Changes: ☒ Yes ☐ No

Sketch Attached: ☒ Yes ☐ No

Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	CONTINENTAL 823 DRIFTWOOD	431SA
Laundry Room	ELISSE	Standard
Powder Room	CONTINENTAL 823 DRIFTWOOD	431SA
Master Ensuite Bathroom	CONTINENTAL 814 DARK CHOCOLATE	446SA
Ensuite Bath - Bedroom 2	RICHMOND 821 INDUSTRIAL GRAPHITE	113SB
Ensuite Bath - Bedroom 3/4	CONTINENTAL 823 DRIFTWOOD	114SB

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 ** NO FULL DEPTH ABOVE FRIDGE **

2. Counters

	Counter	Edge
Kitchen / Breakfast	LAMINATE-WHITE CARRARA 4924-38	
Laundry Room	N/A	
Powder Room	LAMINATE-CARRARA BIANCO 6696-46	
Master Ensuite Bathroom	LAMINATE-WHITE CARRARA 4924-38	
Ensuite Bath - Bedroom 2	LAMINATE-CARRARA BIANCO 6696-46	
Ensuite Bath - Bedroom 3/4	LAMINATE-WHITE CARRARA 4924-38	

** Refer to Construction Summary

Initials:

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Purchasers:

Telephone Res. / Bus:

Decor Advisor:

Lock Date:

BHAVESH PRABHUDAS PATEL & SANGEETA B

Aly Aversa

14-Jun-21

Property: 246

Project: Russell Gardens Building Ltd.

Model and Elevation: Mountainash Three (4 Bedroom) Elev 1

Plan #: 62M-1266

3. Ceramic Flooring		At a 45 Threshold-If App.	
Entrance Vestibule	TILE-LITIUM PEARL POL 24X24	<input type="checkbox"/>	Metal Strip Where Applic.
Main Hall	N/A	<input type="checkbox"/>	
Kitchen / Breakfast	TILE-LITIUM PEARL POL 24X24	<input type="checkbox"/>	
Laundry Room	TILE-STONE WHITE 12X24	<input type="checkbox"/>	
Powder Room	TILE-LITIUM PEARL POL 24X24	<input type="checkbox"/>	
Master Ensuite Bathroom	TILE-LITIUM SILVER POL 24X24	<input type="checkbox"/>	
Ensuite Bath - Bedroom 2	TILE-ARREDO ARGENTO 12X24	<input type="checkbox"/>	
Ensuite Bath - Bedroom 3/4	TILE-LIFE SILVER 12X24	<input type="checkbox"/>	
		<input type="checkbox"/>	
		<input type="checkbox"/>	
		<input type="checkbox"/>	

** Refer to Construction Summary

4. Ceramic Wall Tile		Selection	Describe
Master Ensuite Bathroom			
Tub Deck Wall		N/A	
Tub Deck		N/A	
Tub Deck Skirt		N/A	
Shower Stall		TILE-LITIUM PEARL POL 12X24	
Bathtub Enclosure Walls		N/A	
Ensuite Bath - Bedroom 2		TILE-ARREDO ARGENTO 12X24	
Ensuite Bath - Bedroom 3/4		TILE-LIFE SILVER 12X24	
Kitchen Backsplash		N/A	

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

5. Plumbing Fixtures

All Bathrooms

White

Whirlpool

☐ Yes ☒ No

Dishwasher Rough-In

☒ Yes ☐ No

Waterline for Fridge

☒ Yes ☐ No

** Refer to Construction Summary

6. Trim Carpentry	
Interior Doors	As Per Construction Specifications
Interior Trim	As Per Construction Specifications
Door Handles	As Per Construction Specifications
Exterior Front Door Handle	As Per Construction Specifications

** Refer to Construction Summary

Initials

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Plan #: 62M-1266

7. Outer Flooring

Main Hall	N/A	
Living Room	HARDWOOD-MIRAGE- IMAGINE COLLECTION-DRIFTWOOD-RED OAK CHARACTER CORK 5" DURAMATT	
Dining Room	HARDWOOD-MIRAGE- IMAGINE COLLECTION-DRIFTWOOD-RED OAK CHARACTER CORK 5" DURAMATT	
Family Room	HARDWOOD-MIRAGE- IMAGINE COLLECTION-DRIFTWOOD-RED OAK CHARACTER CORK 5" DURAMATT	
Den / Library / Study	HARDWOOD-MIRAGE- IMAGINE COLLECTION-DRIFTWOOD-RED OAK CHARACTER CORK 5" DURAMATT	
Basement Landing(If Applies)	N/A	
Lower Landing (If Applies)	N/A	
Upper Landing	HARDWOOD-MIRAGE- IMAGINE COLLECTION-DRIFTWOOD-RED OAK CHARACTER CORK 5" DURAMATT	
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	

Underpad

Type

Area

N/A

N/A

** Refer to Construction Summary

8. Railings and Pickets

Railing Type	V-GROOVE	Colour	MIRAGE-RED OAK-DRIFTWOOD
Picket Type	EUROLINE 2	Colour	BLACK
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIO	Colour	MIRAGE-RED OAK-DRIFTWOOD
Treads	AS PER CONSTRUCTION SPECIFICATIO	Colour	MIRAGE-RED OAK-DRIFTWOOD

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	22 WARM GREY
Den/Library	22 WARM GREY	Ensuite Bath - Bedroom 3/4	22 WARM GREY
Trim Paint-Semi Gloss	BIRCH WHITE		

Smooth Ceilings First Floor

☐ Yes ☒ No

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Plan #: 62M-1266

10. Plaster Mouldings and Medallions

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

** 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 checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>
Fireplace Type			As Per Construction Specifications					
Mantle Type			MANTLE M4					
Colour / Stain			AS PER CONSTRUCTION SPECIFICATIONS					
Surround			NERO					
Hearth			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	<input checked="" type="radio"/> White	Standard	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 checked="" type="radio"/> Yes <input type="radio"/> No	<input type="radio"/> Yes <input checked="" type="radio"/> No	
Dishwasher Rough-in	Yes				

** Refer to Construction Summary

14. General Comments

** Refer to Construction Summary


Disclaimers and Notes

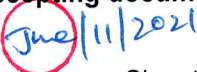
- 1) Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.


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.

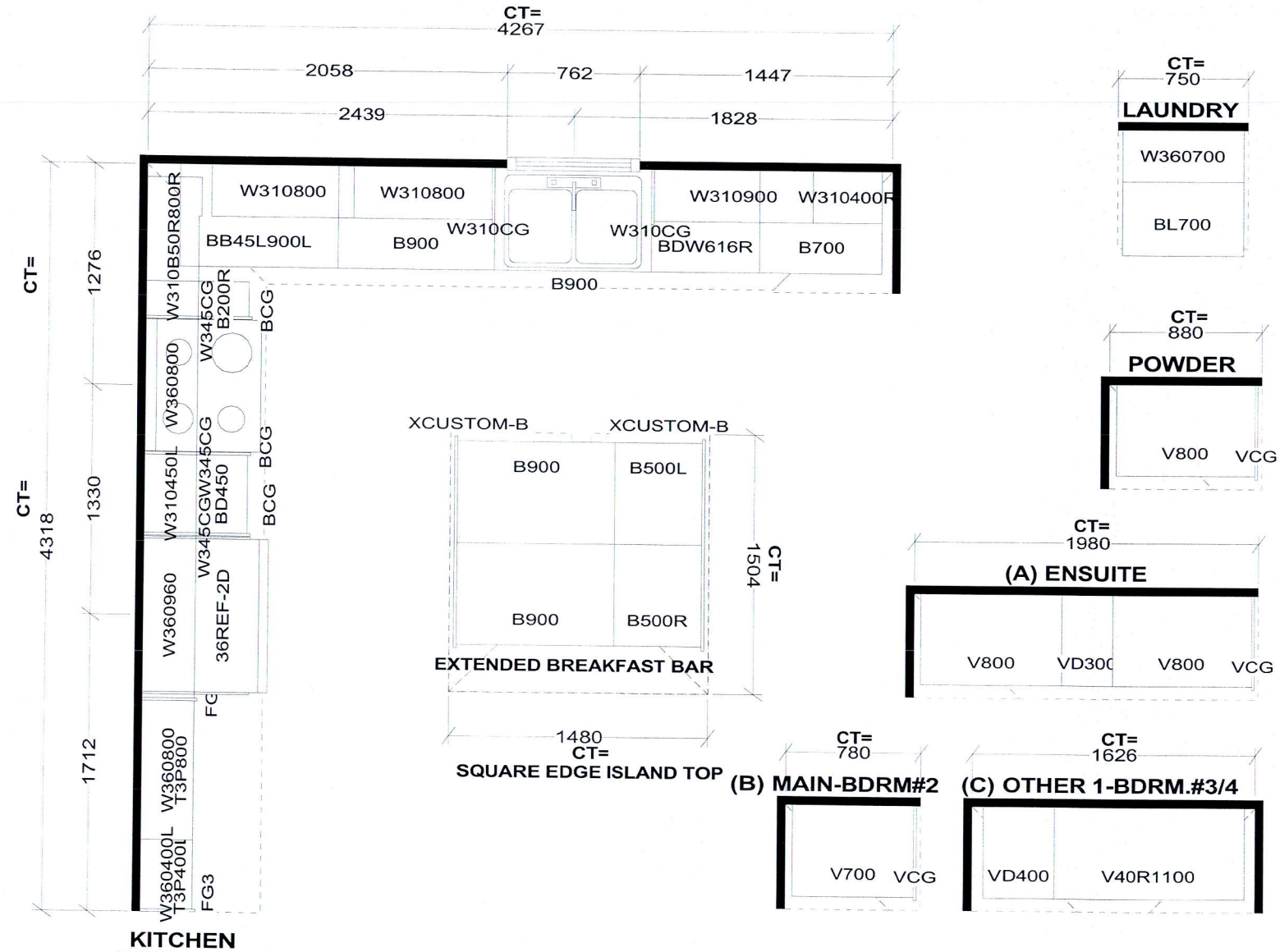
4) The Purchaser acknowledges reading and accepting document which contains other miscellaneous disclaimers.

Signature: 

Date: 

Signature: 

Date: 



KITCHEN

<i>Selba Industries</i>		J# _____
W WDTH _____	W HGHT _____	<small>This drawing is the intellectual property of SELBA INDUSTRIES INC. and is an original design which must not be released or copied unless applicable fee has been paid or job order placed.</small> DESIGNER: KS DATE: MAY 13 20
FLOOR HGHT _____	DOOR HGHT _____	
ST CENT _____	2X4 _____	
VENT BOX COVER _____		
JOB NUMBER: BUILDER: GREENPARK SITE: RUSSELL GARDENS PH.3 MODEL: MOUNTAINASH 3X EL 1,2,3 LOT #:		