

## CONSTRUCTION SUMMARY

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

PURCHASERS: AMIT SRIVASTAVA and PURVI SRIVASTAVA

TEL:

LOT / PHASE	REG. PLAN #	HOUSE TYPE		
195 / 3	62M-1266	Mountainash Four (4 Bedroom) Elev 1		

### CABINETS

1 - KITCHEN - DELETE CABINETS ABOVE STOVE - VENDOR WILL SUPPLY 6 INCH VENT AS PER CONSTRUCTION SPECIFICATIONS AND VENT MAY NOT BE IN THE APPROPRIATE LOCATION FOR INSTALLATION OF PURCHASER SUPPLIED VENT - PURCHASER TO SUPPLY OWN FAN AFTER CLOSING 03Sep21 Note: TEMPORARY HOOD FAN MAY BE PROVIDED	
1 - KITCHEN - RELOCATE SINK AND DISHWASHER TO PERIMETER - IF CONSTRUCTION PERMITS 03Sep21 Note:	

### CABINETS ACCESSORIES

1 - PANTRY UNIT UPGRADE - TO GO FROM 300MM TO 600MM DEEP - PRICE IS PER FOOT - STANDARD 03Sep21 Note:	
1 - KITCHEN CABINETS UPPER - FULL DEPTH ABOVE FRIDGE - WITH GABLES - 600MM - PRICE IS EACH - STANDARD 03Sep21 Note:	
1 - KITCHEN CABINETS UPPER - ANGLED CORNER CABINET - FITS TALL UPPER CABINETS - PER UNIT - STANDARD 03Sep21 Note:	
1 - KITCHEN CABINETS BASE - PULLOUT RECYCLE 4 BIN - PRICE IS EACH 03Sep21 Note:	
1 - KITCHEN CABINETS BASE - PIE CUT CORNER CABINET - BASE CABINETS - STANDARD 03Sep21 Note:	
1 - KITCHEN CABINETS - BUILT-IN MICROWAVE/OVEN COMBO - STANDARD 03Sep21 Note:	
1 - KITCHEN CABINETS BASE - COOKTOP CABINET WITH POT DRAWERS (2 DRAWERS) - STANDARD 03Sep21 Note:	

### CERAMIC TILE

1 - DELETE ALL CERAMIC BATHROOM ACCESSORIES - DELETE TOWEL BAR, PAPER HOLDER & SOAP DISH THROUGHOUT 03Sep21 Note:	
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### CONSTRUCTION

1 - SMOOTH CEILINGS ON FIRST FLOOR ONLY - DET 03Sep21 Note:	
1 - KITCHEN - RELOCATE SINK AND DISHWASHER TO PERIMETER - IF CONSTRUCTION PERMITS 03Sep21 Note:	

### ELECTRICAL

1 - BUILT IN OVEN AND COOKTOP PROVISION - PROVISION ONLY - ELECTRICAL ONLY 03Sep21 Note:	
1 - PLUG - ELECTRICAL PLUG WITH GFI AND SWITCH - FOR FESTIVE LIGHTING 03Sep21 Note:	
1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE 03Sep21 Note:	

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1 - RELOCATE STANDARD KITCHEN LIGHT TO BE CENTERED OVER ISLAND  
03Sep21 Note:

1 - 200 AMP ELECTRICAL SERVICE - IF CONSTRUCTION PERMITS  
03Sep21 Note:

### FIREPLACE AND ACCESSORIES

1 - MANTEL - PAINTED - M 4 - IN LIEU OF STANDARD MANTEL  
03Sep21 Note:

1 - GAS LINE ROUGH-IN FOR BARBECUE - FIRST FLOOR  
03Sep21 Note:

1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR  
03Sep21 Note:

### HARDWOOD FLOORING

1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - MAIN HALL  
03Sep21 Note:

1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - LIVING AND DINING ROOM  
03Sep21 Note:

1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - LIBRARY/DEN  
03Sep21 Note:

1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - FAMILY ROOM  
03Sep21 Note:

### PLUMBING

4 - MOEN BATHROOM ACCESSORIES - MASON CHROME - TOWEL BAR 24" #YB8094/YB8000 - ALL BATHROOMS  
03Sep21 Note:

4 - MOEN BATHROOM ACCESSORIES - MASON CHROME - PAPER HOLDER #YB8099/YB8000 - ALL BATHROOMS  
03Sep21 Note:

1 - WATER LINE FOR FRIDGE - ROUGH-IN ONLY  
03Sep21 Note:

### PROMOTIONAL

1 - LESS CREDIT FROM PURCHASER EXTRA SHEET IN OFFER  
03Sep21 Note:

### STAIRS AND RAILINGS

1 - STAIRCASE - EUROLINE R-6-3 IRON PICKETS - BLACK  
03Sep21 Note:

1 - STAIRCASE - V GROOVE HANDRAIL  
03Sep21 Note:

1 - STAINED STAIRS - STANDARD STAIRCASE - PRICE IS PER SET  
03Sep21 Note:

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195 / 3	62M-1266	Mountainash Four (4 Bedroom) Elev 1		

### EXTRAS AS PER OFFER

(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 <i>Worksheet Note:</i>	
PURCHASER(S) ACKNOWLEDGES THAT THE PURCHASE PRICE IS INCLUSIVE OF ALL CREDITS AND PROMOTIONAL PACKAGES AVAILABLE AT TIME OF PURCHASE. <i>Worksheet Note:</i>	

**This Document is Extremely Time Sensitive - Printed 3 Sep 21 at 13:33**

**Purchasers:** AMIT SRIVASTAVA & PURVI SRIVASTAVA      **Property:** 195  
**Telephone Res. / Bus:** /      **Project:** Russell Gardens Building Ltd.  
**Decor Advisor:** Candace Forza      **Model and Elevation:** Mountainash Four (4 Bedroom) Elev 1  
**Lock Date:** 3-Sep-21      3-Sep-21      **Plan #:** 62M-1266

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

### 1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	DORAL K38 RIVERSIDE	447SA
Laundry Room	ELISSE	Standard
Powder Room	MONACO 350 PLATINUM SILVER	431SA
Master Ensuite Bathroom	DORAL H3078 HACIENDA WHITE	447SA
Ensuite Bath - Bedroom 2/3	DORAL K44 TITAN GREY	431SA
Ensuite Bath - Bedroom 4	DORAL H3081 HACIENDA BLACK	447SA
	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-WHITE CARRARA 4924-38	
Laundry Room	N/A	
Powder Room	LAMINATE-CARRARA BIANCO 6696-46	
Master Ensuite Bathroom	LAMINATE-PEARL SOAPSTONE 4886-38	
Ensuite Bath - Bedroom 2/3	LAMINATE-PALOMA POLAR 6698-46	
Ensuite Bath - Bedroom 4	LAMINATE-WHITE CARRARA 4924-38	
	N/A	
	N/A	
	N/A	

**\*\* Refer to Construction Summary**

Initials: AS PS

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**Decor Advisor:** Candace Forza      **Model and Elevation:** Mountainash Four (4 Bedroom) Elev 1  
**Lock Date:** 3-Sep-21      3-Sep-21      **Plan #:** 62M-1266

### 3. Ceramic Flooring

		At a 45° Threshold-If App.	
Entrance Vestibule	TILE-RAINBOW WHITE-13X13	<input type="checkbox"/>	metal strip where applicable
Main Hall	STRIP	<input type="checkbox"/>	
Kitchen / Breakfast	TILE-RAINBOW WHITE-13X13	<input type="checkbox"/>	
Laundry Room	TILE-RAINBOW WHITE-13X13	<input type="checkbox"/>	
Powder Room	TILE-RAINBOW WHITE-13X13	<input type="checkbox"/>	
Master Ensuite Bathroom	TILE-CONCEPT GREY-13X13	<input type="checkbox"/>	
Ensuite Bath - Bedroom 2/3	TILE-ESSENZE GRIGIO-13X13	<input type="checkbox"/>	
Ensuite Bath - Bedroom 4	TILE-RAINBOW LIGHT GREY-13X13	<input type="checkbox"/>	
SIDE/GARAGE ENTRY	TILE-RAINBOW WHITE-13X13	<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	N/A	
Tub Deck	N/A	
Tub Deck Skirt	N/A	
Shower Stall	TILE-LUC CONCEPT NEVE-8X16	
Bathtub Enclosure Walls	N/A	
Ensuite Bath - Bedroom 2/3	TILE-EXTRA WHITE/GREY-8X16	
Ensuite Bath - Bedroom 4	TILE-EVERTON STEEL-8X16	
SIDE/GARAGE ENTRY	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	Whirlpool <input type="checkbox"/> N/A <input type="radio"/> Yes <input checked="" type="radio"/> No
	<input type="text" value="N/A"/>	
	<input type="text" value="N/A"/>	
	<input type="text" value="N/A"/>	
	<input type="text" value="N/A"/>	
		Dishwasher Rough-In <input checked="" type="radio"/> Yes <input type="radio"/> No Waterline for Fridge <input checked="" type="radio"/> Yes <input type="radio"/> No

\*\* Refer to Construction Summary

### 6. Trim Carpentry

Interior Doors	CARRARA-SMOOTH
Interior Trim	As Per Construction Specifications
Door Handles	As Per Construction Specifications
Exterior Front Door Handle	As Per Construction Specifications

\*\* Refer to Construction Summary

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### 7. Other Flooring

Main Hall	STRIP-MIRAGE-IMAGINE-CHARACTER-MAPLE-DURAMATT-DRIFTWOOD-5"	
Living Room	STRIP-MIRAGE-IMAGINE-CHARACTER-MAPLE-DURAMATT-DRIFTWOOD-5"	
Dining Room	STRIP-MIRAGE-IMAGINE-CHARACTER-MAPLE-DURAMATT-DRIFTWOOD-5"	
Family Room	STRIP-MIRAGE-IMAGINE-CHARACTER-MAPLE-DURAMATT-DRIFTWOOD-5"	
Den / Library / Study	STRIP-MIRAGE-IMAGINE-CHARACTER-MAPLE-DURAMATT-DRIFTWOOD-5"	
Basement Landing(If Applies)	N/A	
Lower Landing (If Applies)	N/A	
Upper Landing	STRIP-MIRAGE-IMAGINE-CHARACTER-MAPLE-DURAMATT-DRIFTWOOD-5"	
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	Complimenting Colour	MIRAGE DRIFTWOOD MAPLE
Picket Type	PICKETS R-6-3	Complimenting Colour	BLACK
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIO	Complimenting Colour	MIRAGE DRIFTWOOD MAPLE
Treads	AS PER CONSTRUCTION SPECIFICATIO	Complimenting Colour	MIRAGE DRIFTWOOD MAPLE
Red Oak Stairs <input checked="" type="radio"/> Yes <input type="radio"/> 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 & Door Paint-Semi Gloss	BIRCH WHITE	FLEX ROOM	22 WARM GREY
	N/A	GARAGE/SIDE ENTRY	22 WARM GREY
	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	<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"/>
Mantle Type	N/A			FLAT ON WALL			N/A		
Colour / Stain	N/A			MANTLE M4			N/A		
Surround	N/A			AS PER CONSTRUCTION SPECIFICATIONS			N/A		
Hearth	N/A			GRIGIO CARNICO			N/A		
	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	YES

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 TEMP.		Below Kitchen Cabinet Light	<input type="radio"/> Yes	<input checked="" type="radio"/> No
Appliances	Built in Cooktop	Built in Oven	Gas Stove	Microwave	
	<input checked="" type="radio"/> Yes <input type="radio"/> No	<input checked="" type="radio"/> Yes <input type="radio"/> No	<input checked="" type="radio"/> Yes <input type="radio"/> No	<input checked="" type="radio"/> Yes <input type="radio"/> No	
Dishwasher Rough-in	Yes				

\*\* Refer to Construction Summary

### 14. General Comments

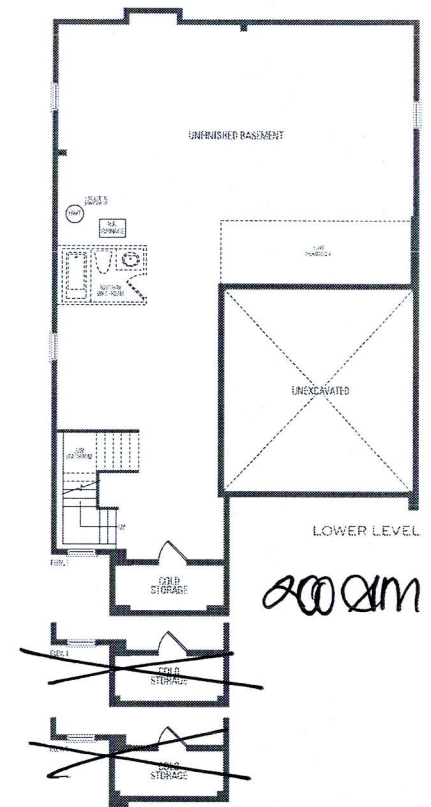
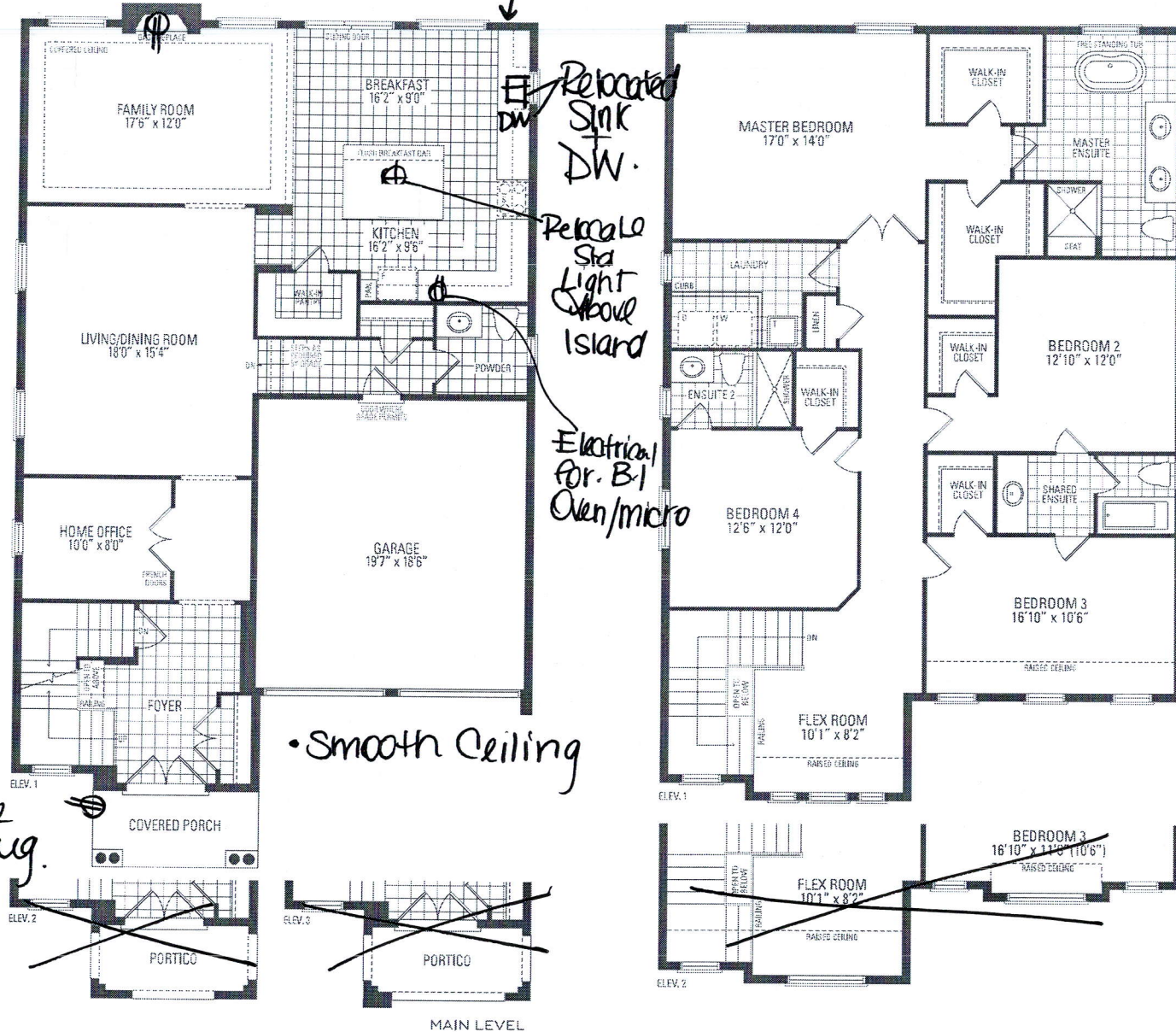
\*\* Refer to Construction Summary

### Disclaimers and Notes

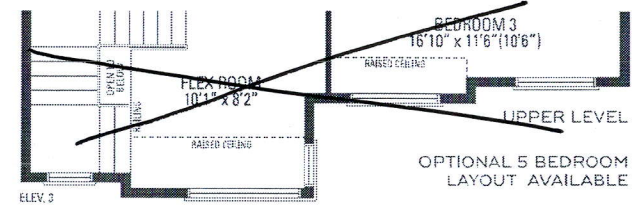
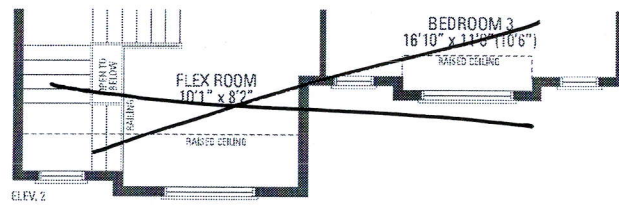
- Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.
- Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.
- The Purchaser agrees that this 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:  Date: Sept 3, 2021 Signature:  Date: Sept 3, 2021

Gas Line R-1 for BBQ



2000 sq. ft.



Restide Plug.

Smooth Ceiling

**MOUNTAINASH FOUR** ELEV. 1 • 3,189 sq.ft. | ELEV. 2 • 3,191 sq.ft. | ELEV. 3 • 3,196 sq.ft.

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

AS

PS



FILE NAME:  
MOUNTAIN ASH 4X-REV SINK LOCATION

PAULINE  
JUL 21 20

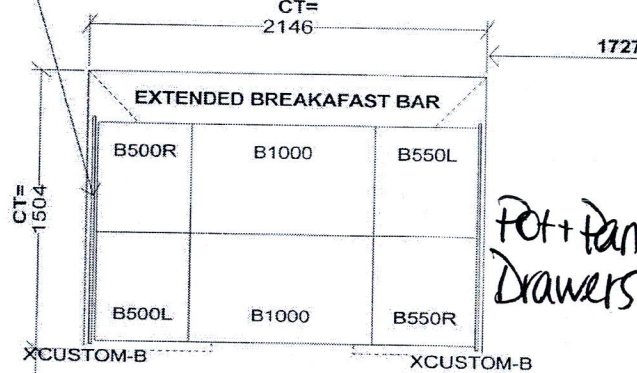
PROTOTYPE FOR EXTRAS  
THIS LAYOUT CONTAINS EXTRAS  
THAT ARE NOT PART OF CONTRACT

RELOCATE SINK  
E! DW TO STAGE WALL

Pull-Out Recycle  
4-Bin

PROVIDE GABLE  
WITH CUT-OUT  
FOR ELECT. PLUG

SQUARE EDGE ISLAND TOP

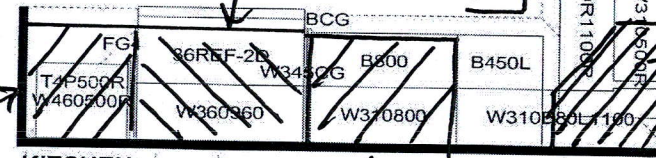


Pot + Pan  
Drawers

Full Depth Fridge  
Upper 24" Deep

Base  
Pie

Full Depth  
pantry  
24" Deep



KITCHEN

1046

2408

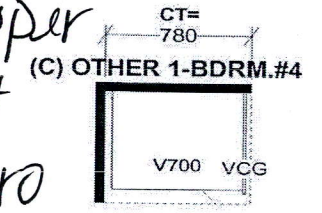
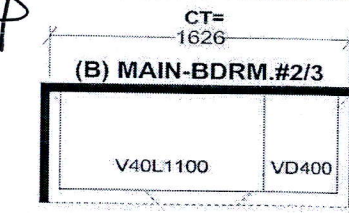
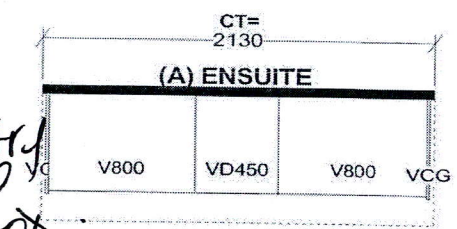
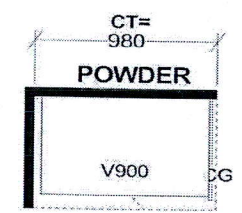
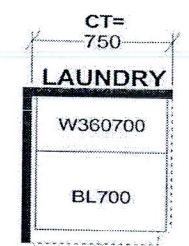
3454

CT=

Delete  
Cabinetry  
above  
Cooktop

Angled upper  
corner  
cabinet

Built-In Oven/micro



<b>Selba Industries</b>			J#
WW DTH _____	W HGHT _____	W CNT _____	<p>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.</p> <p>DESIGNER: KS DATE: MAY 13 20</p>
FLOOR HGHT _____	DOOR HGHT _____		
ST. CENT _____	2X4 _____	VENT BOX COVER _____	
<p>JOB NUMBER: BUILDER: GREENPARK SITE: RUSSELL GARDENS PH.3 MODEL: MOUNTAINASH 4X EL 1,2,3 LOT #:</p>			

AS

PS

# Selba Industries Inc.

## STANDARD BUILT IN APPLIANCE POLICY PART ONE

**COOKTOPS:** The standard base cabinet size supplied will be 800mm wide (30" cooktop). The upper over the cooktop will also be 800mm wide (standard 30" hood fan).

**WALL OVENS:** The standard cabinet size supplied will be 800mm wide (30" oven). See attached diagrams for the 3 available std. cut-out dimensions. **Sign for A B or C.**

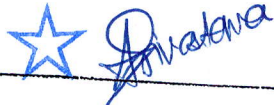
**MICROWAVE OVENS:** Standard cabinet size supplied will be 800mm wide (30" trim-kit). The cut-out dimensions will be 28 1/2"w X 17 5/8"h (724mm wide x 447mm high).

**CUSTOM WOOD HOODS:** Standard cut-out will be 19 5/8"w X 10 5/16"d (499mm wide x 262mm deep). Consult Decor staff regarding appropriate fan dimensions for all wood hoods.

**SLIDE-IN RANGES:** The standard opening will be 30 5/32" wide (766mm).

Under no circumstance will SELBA be responsible for any costs incurred by the customer as a result of the appliance installation and / or the adjustment of any cut-out sizes to accommodate the appliances once the standard sizes have been supplied in accordance with this document. Appliance installation (including all electrical, gas, plumbing, etc.), is the sole responsibility of the customer.

I have read and fully understand the above policies;

CUSTOMER SIGNATURE  PART ONE

Sept. 10/21

