

CONSTRUCTION SUMMARY

Red Oaks - Roundel Homes Inc.

PURCHASER: Hongwei Guan

TEL: RES.: 647-939-1128

| | | | | |
|-----------------------|-------------------------|----------------------------------|--|--|
| LOT / PHASE 90 / 1 | REG. PLAN # 65M-4737 | HOUSE TYPE Glenrowan 1 Elev 3 | | |
|-----------------------|-------------------------|----------------------------------|--|--|

CABINETRY ACCESSORIES

| | |
|---|--|
| 1 - KITCHEN CABINETRY UPPER - ANGLED CORNER CABINET - FITS TALL UPPER CABINETS - PER UNIT - STANDARD 06Mar23 Note: | |
| 1 - KITCHEN CABINETRY BASE - PIE CUT CORNER CABINET - BASE CABINETRY - STANDARD 06Mar23 Note: | |
| 1 - PANTRY UNIT UPGRADE - TO GO FROM 300MM TO 600MM DEEP - STANDARD **PANTRY NEXT TO FRIDGE 17Nov22 Note: | |
| 1 - KITCHEN CABINETRY UPPER - FULL DEPTH ABOVE FRIDGE - WITH GABLES - 600MM - PRICE IS EACH - STANDARD CABINET 17Nov22 Note: | |

CONSTRUCTION

| | |
|--|--|
| 1 - SMOOTH CEILINGS FOR SECOND FLOOR 20Jan23 Note: | |
| 1 - SMOOTH CEILINGS ON FIRST FLOOR ONLY - DET 17Nov22 Note: | |

COUNTER TOP

| | |
|---|--|
| 1 - MASTER ENSUITE - VANITY COUNTERTOP ADD 3" BACKSPLASH RETURN 06Mar23 Note: | |
| 1 - UPGRADE COUNTER TOP VANITY - PRIMARY ENSUITE 06Mar23 Note: | |
| 1 - UPGRADE COUNTER TOP - KITCHEN - IN LIEU OF STANDARD MATERIAL 06Mar23 Note: | |

ELECTRICAL

| | |
|---|--|
| 4 - FAN - BATHROOM EXHAUST FAN - ENERGY STAR 80 CFM - IN LIEU OF STANDARD FAN 17Nov22 Note: POWDER ROOM MASTER ENSUITE ENSUITE 2 ENSUITE 3/4 | |
| 1 - POT LIGHT - SHOWER POT LIGHT 17Nov22 Note: ENSUITE 3/4 | |
| 1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE 17Nov22 Note: FAMILY ROOM | |
| 1 - RELOCATE STANDARD KITCHEN LIGHT TO BE CENTERED OVER ISLAND 17Nov22 Note: | |
| 6 - POT LIGHT - EXTERIOR - SOFFIT MOUNT - REGULAR VOLTAGE 17Nov22 Note: SEE SKETCH FOR LOCATION - IF CONSTRUCTION PERMITS 6 POTLIGHTS ON 1 SWITCH (2 @ LOWER SOFFIT / 4 @ UPPER SOFFIT) | |
| 2 - PLUG - ELECTRICAL PLUG WITH GFI AND SWITCH - FOR FESTIVE LIGHTING 17Nov22 Note: SEE SKETCH FOR LOCATION - IF CONSTRUCTION PERMITS | |

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1 - ELECTRIC VEHICLE ROUGH-IN PROVISION ONLY FOR FUTURE ELECTRIC CAR (CONDUIT FROM BASEMENT INTO JUNCTION BOX IN GARAGE WITH PULL STRING, NO WIRE)
17Nov22 Note: SEE SKETCH FOR LOCATION - IF CONSTRUCTION PERMITS

FIREPLACE AND ACCESSORIES

1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR
17Nov22 Note:

HARDWOOD FLOORING

1 - HARDWOOD - GROUP B SERIES 5 INCH - - UPPER HALL
06Mar23 Note:

1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 3 1/4 INCH NATURAL RED OAK - - FIRST FLOOR IN STANDARD HARDWOOD AREAS
06Mar23 Note:

HEATING AND AIR CONDITIONING

1 - HUMIDIFER
17Nov22 Note:

MIRRORS AND GLASS

1 - FRAMELESS GLASS SHOWER DOOR FOR 5 FOOT PAN - INCLUDES CHROME KNOB & HINGES
17Nov22 Note: ENSUITE 2

FURTHER UPGRADED TO TOWEL BAR/HANDLE COMBO - CHROME

2 - SHOWER DOOR HANDLE - TOWEL BAR/HANDLE COMBO - CHROME FINISH - IN LIEU OF KNOB
17Nov22 Note: MASTER ENSUITE
ENSUITE 2

1 - MASTER ENSUITE – FRAMELESS GLASS SHOWER ENCLOSURE – INCLUDES CHROME KNOB AND HINGES
17Nov22 Note:

FURTHER UPGRADED TO TOWEL BAR/HANDLE COMBO - CHROME

PLUMBING

2 - SINK - UNDERMOUNT SINK - CONTRAC EMERY #4220CGY
06Mar23 Note: MASTER ENSUITE

2 - TOE TESTER - ADD TOE TESTER TO SHOWER
17Nov22 Note: MASTER ENSUITE
ENSUITE 2

1 - HOSE BIB - EXTERIOR FROST FREE
17Nov22 Note: 1 @ EXTERIOR

1 - WATER LINE FOR FRIDGE - ROUGH-IN ONLY
17Nov22 Note:

PROMOTIONAL

1 - LESS CREDIT FROM PURCHASER EXTRA SHEET IN OFFER
17Nov22 Note:

STAIRS AND RAILINGS

1 - EUROLINE 0 BLACK PICKETS
06Mar23 Note:

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|-----------------------|-------------------------|----------------------------------|--|--|

1 - STAINED STAIRS – STANDARD STAIRCASE - PRICE IS PER SET

06Mar23 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 Ten
Worksheet Note:

REVISIONS:

ALTERNATE DOOR LOCATION FROM LAUNDRY INTO HOUSE REQUIRED DUE TO GRADING CONDITION INTO GARAGE. SEE ATTACHED PURCHASER ALTERATION FORM.

Worksheet Note:

This Document is Extremely Time Sensitive - Printed 7 Mar 23 at 15:53

Purchaser:

Hongwei Guan

Telephone Res. / Bus:

(647) 939-1128 /

Decor Advisor:

Giulia Di Girolamo

Lock Date:

6-Mar-23

Property: 90

Project: Roundel Homes Inc.

Model and Elevation: Glenrowan 1 Elev 3

6-Mar-23

Plan #: 65M-4737

Layout Changes:

☐ Yes ☒ No

Sketch Attached:

☒ Yes ☐ No

Exterior Colour Scheme:

1. Cabinetry

| | Style and Colour | Hardware |
|----------------------------|------------------------|----------|
| Kitchen / Breakfast | DORAL - K44 TITAN GREY | 467SA |
| Laundry Room | ELISSE | Standard |
| Powder Room | DORAL -K38 RIVERSIDE | 467SA |
| Master Ensuite Bathroom | DORAL -K38 RIVERSIDE | 467SA |
| Ensuite Bath - Bedroom 2 | DORAL -K38 RIVERSIDE | 467SA |
| Ensuite Bath - Bedroom 3/4 | DORAL -K38 RIVERSIDE | 467SA |
| | | |
| | | |
| | | |

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 | QUARTZ-MISTRAL | #360 EDGE |
| Laundry Room | N/A | |
| Powder Room | LAMINATE-CALCUTTA MARBLE 4925K-07 | |
| Master Ensuite Bathroom | QUARTZ-ARABESCATO NUOVO | #360 EDGE |
| Ensuite Bath - Bedroom 2 | LAMINATE-CALCUTTA MARBLE 4925K-07 | |
| Ensuite Bath - Bedroom 3/4 | LAMINATE-CALCUTTA MARBLE 4925K-07 | |
| | | |
| | | |
| | | |

** Refer to Construction Summary

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Telephone Res. / Bus: (647) 939-1128 /

Decor Advisor: Giulia Di Girolamo

Lock Date: 6-Mar-23

Property: 90

Project: Roundel Homes Inc.

Model and Elevation: Glenrowan 1 Elev 3

Plan #: 65M-4737

3. Ceramic Flooring

Entrance Vestibule

TILE-FRIGIA WHITE 13X13

☐

Main Hall

HARDWOOD

☐

Metal Strip Where Applic.

Kitchen / Breakfast

TILE-FRIGIA WHITE 13X13

☐

Laundry Room

TILE-FRIGIA WHITE 13X13

☐

Powder Room

TILE-FRIGIA WHITE 13X13

☐

Master Ensuite Bathroom

TILE-FRIGIA LIGHT GREY 13X13

☐

Ensuite Bath - Bedroom 2

TILE-FRIGIA LIGHT GREY 13X13

☐

Ensuite Bath - Bedroom 3/4

TILE-FRIGIA LIGHT GREY 13X13

☐

☐

☐

☐

** 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 -MARMO GLOSSY (6038) 8X10 | |
| Bathtub Enclosure Walls | N/A | |
| Ensuite Bath - Bedroom 2 | TILE -MARMO GLOSSY (6038) 8X10 | |
| Ensuite Bath - Bedroom 3/4 | TILE -MARMO GLOSSY (6038) 8X10 | |
| | | |
| | | |
| | | |
| 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

3" BB CASING WITH 5 1/4" BASEBOARD - COLONIAL

Door Handles

As Per Construction Specifications

Exterior Front Door Handle

As Per Construction Specifications

** Refer to Construction Summary

7. Other Flooring

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Hongwei Guan

Telephone Res. / Bus:

(647) 939-1128 /

Decor Advisor:

Giulia Di Girolamo

Lock Date:

6-Mar-23

Property: 90

Project: Roundel Homes Inc.

Model and Elevation: Glenrowan 1 Elev 3

Plan #: 65M-4737

7. Other Flooring

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

** Refer to Construction Summary

8. Railings and Pickets

| | | | |
|--|------------------------------------|----------------------|---------------------------|
| Railing Type | AS PER CONSTRUCTION SPECIFICATIONS | Complimenting Colour | MIRAGE-RED OAK- DRIFTWOOD |
| Picket Type | EUROLINE 0 | Complimenting Colour | BLACK |
| Stringer / Riser | AS PER CONSTRUCTION SPECIFICATIO | Complimenting Colour | MIRAGE-RED OAK- DRIFTWOOD |
| Treads | AS PER CONSTRUCTION SPECIFICATIO | Complimenting Colour | MIRAGE-RED OAK- DRIFTWOOD |
| 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 | BIRCH WHITE | Master Bedroom | BIRCH WHITE |
| Living Room | N/A | Bedroom #2 | BIRCH WHITE |
| Dining Room | BIRCH WHITE | Bedroom #3 | BIRCH WHITE |
| Kitchen / Breakfast | BIRCH WHITE | Bedroom #4 | BIRCH WHITE |
| Family Room | BIRCH WHITE | Bedroom #5 | N/A |
| Powder Room | BIRCH WHITE | Master Ensuite | BIRCH WHITE |
| Laundry Room | BIRCH WHITE | Ensuite Bath - Bedroom 2 | BIRCH WHITE |
| Den/Library | N/A | Ensuite Bath - Bedroom 3/4 | BIRCH WHITE |
| Trim & Door Paint-Semi Gloss | BIRCH WHITE | | |
| | | | |
| | | | |
| | | | |
| Smooth Ceilings First Floor <input checked="" type="radio"/> Yes <input type="radio"/> No | | | |

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6-Mar-23

Plan #: 65M-4737

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 | | | | FLAT ON WALL | | | | | |
| Mantle Type | | | | MANTLE M1-STANDARD | | | | | |
| Colour / Stain | | | | BIRCH WHITE | | | | | |
| Surround | | | | GRIGIO CARNICO | | | | | |
| Hearth | | | | NO | | | | | |

** 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 | 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 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.

5) In the event of a conflict between the Standard Features schedule of the Agreement of Purchase and Sale and the Interior Colour Scheme, the Interior Colour Scheme shall prevail.

Signature:  Date:

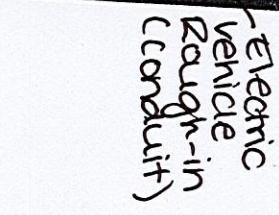
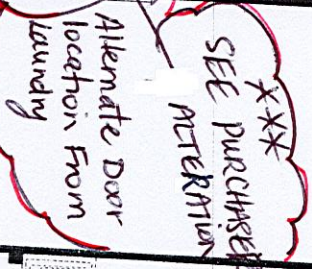
ELEV. 3 • 2,624 sq.ft.
Includes 12 sq.ft. of open area.

ELEV. 3 • 2,624 sq.ft.

Includes 12 sq.ft. of open area.

FRANKESS
GLASS SHOWER
ENCLOSURE
Refer to
Purchaser
Alteration Form

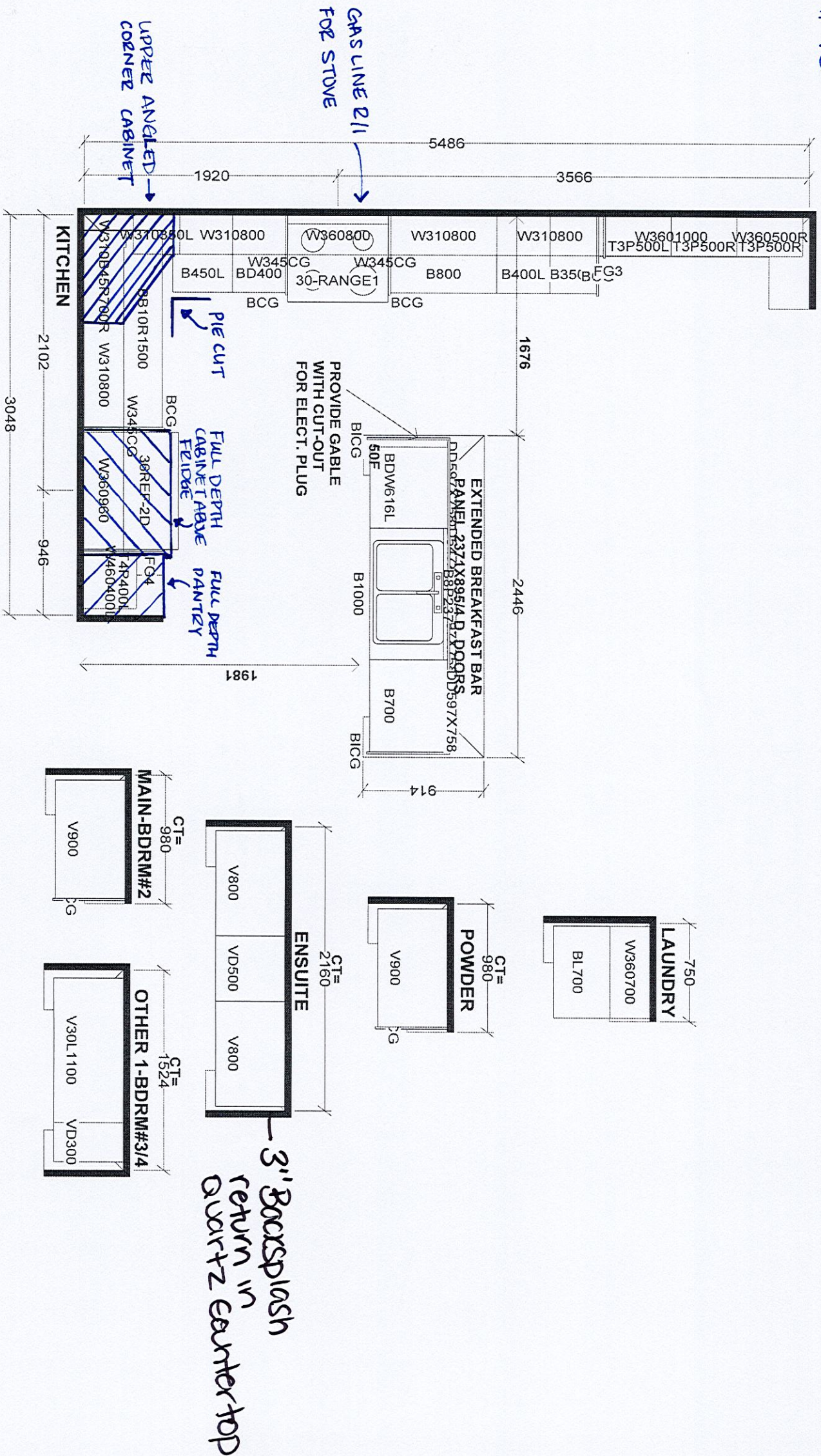
→ Refer to
Purmaser
Alteration Form



Hand-drawn floor plan of a house with various rooms and handwritten annotations. The plan includes a Master Bedroom (19'4" x 11'6") with a Master Ensuite (tub, toilet, sink) and a Shower. A Bedroom 4 (12'6" x 10'0") is adjacent. A central hallway has a linen closet and stairs (up/down). There are two Walk-in Closets. A Bathroom 2 (5'6" x 7'0") includes a toilet, sink, and shower. A Bedroom 2 is partially visible. Handwritten notes in red and black ink highlight specific areas: "Tide Tester" with an arrow to the Master Shower, "Towel Bar D-Ring handle" with an arrow to the Master Tub, and "Frameless glass shower door + towel D-Ring handle" with an arrow to the Bathroom 2 Shower. Other notes include "Add shower pot-light" near the Bathroom 2 sink and "Tide Tester" near the Bathroom 2 toilet.

Frameless
glass
shower
door +
travel/D-
ring handle

Roundel Lot #90



| | | | |
|--|-----------|----------------|------------------------------|
| Selba Industries | | J # | |
| 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. | | | |
| W WIDTH | W HGHT | W CNT | JOB NUMBER: |
| FLOOR HGHT | DOOR HGHT | | BUILDER: GREENPARK |
| ST CENT | 2X4 | VENT BOX COVER | SITE: ROUNDEL, Richmond Hill |
| | | | MODEL: GLENROWAN 1X EL 1,2,3 |
| | | | LOT #: Roundel Lot #90 |
| | | | DESIGNER: KS |
| | | | DATE: JUNE 7 21 |

LOT #90

PLUG FOR FESTIVE LIGHTING

6 Exterior
pot lights



ELEVATION 3 • 2,624 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 artists' concept. Dimensions, specifications and architectural detailing subject to modifications. Routine and adaptive model types may vary due to site. T & O P. June 2022

PURCHASER ALTERATION FORM

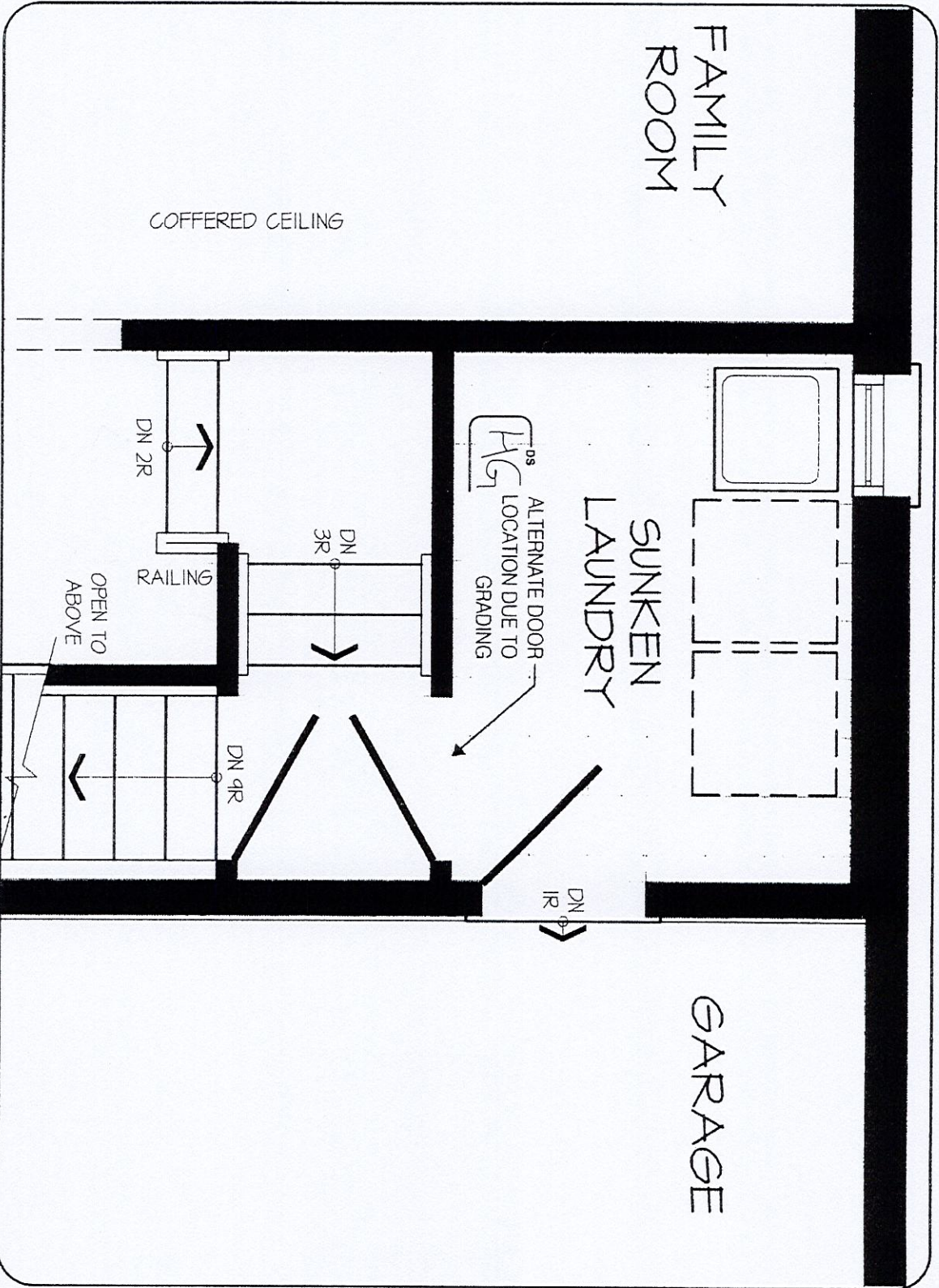
LOT 90
ROUNDEL

GLENROWAN 1
ELEVATION 3

REVISIONS:

- ALTERNATE DOOR LOCATION FROM LAUNDRY INTO HOUSE REQUIRED DUE TO GRADING CONDITION INTO GARAGE.

Designed by:
08-12-22
0A2E0BAF04BD415...



MAIN LEVEL

REGION
DESIGN
INC.

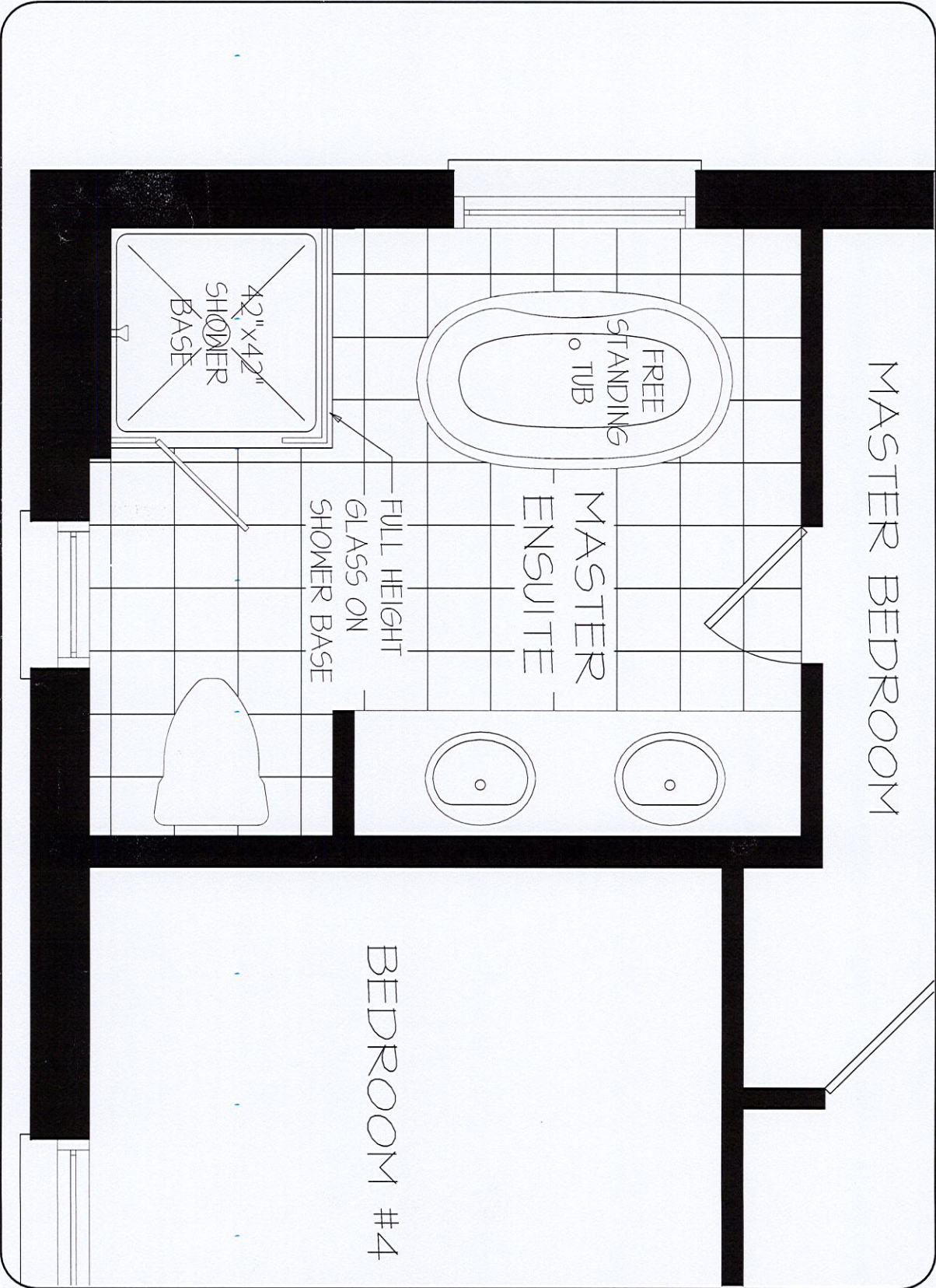
Greenpark

LOT 90
RONDÉL
RED OAKS ON BAYVIEW

GLENROWAN 1
ELEVATION 3

REVISIONS:

- ADD FRAMELESS GLASS SHOWER TO MASTER ENSUITE.



DISCLAIMERS: SKETCH NOT TO SCALE. DIMENSIONS, SPECIFICATIONS AND ARCHITECTURAL DETAILS SUBJECT TO MODIFICATION BY THE VENDOR. SKETCH IS ONLY FOR THE PURPOSE OF ILLUSTRATING REVISIONS REQUESTED BY THE PURCHASER AND ALL REVISIONS ARE SUBJECT TO VENDOR'S FINAL APPROVAL. ONLY REVISIONS ACCEPTED IN WRITING BY THE PURCHASER AND VENDOR ON A PURCHASER'S EXTRA SHEET WILL BE INCORPORATED INTO THE PLANS FILED WITH THE MUNICIPALITY. E. & O.E.

REGION DESIGN INC.

SCALE
N.T.S.
By: MR Page No. 1 OF 1

Greenpark