

CONSTRUCTION SUMMARY
Red Oaks - Roundel Homes Inc.

PURCHASER: Samuel TRAN
TEL: RES.: 416-666-0699

LOT / PHASE 170 / 1	REG. PLAN # 65M-4737	HOUSE TYPE Terracotta 3 (5 Bedroom) Elev 3A		
------------------------	-------------------------	--	--	--

CERAMIC TILE

1 - DELETE ALL CERAMIC BATHROOM ACCESSORIES - DELETE TOWEL BAR, PAPER HOLDER & SOAP DISH THROUGHOUT 10Mar23 Note:	
--	--

CONSTRUCTION

1 - PROVISION FOR SHAMPOO NICHE APPROX. 14" WIDE X 20" HIGH AS PER SKETCH – IF CONSTRUCTION PERMITS MASTER ENSUITE 07Dec22 Note:	
--	--

COUNTER TOP

1 - SHAMPOO NICHE 14" WIDE X 20" HIGH AS PER SKETCH – MARBLE, GRANITE OR QUARTZ – IF CONSTRUCTION PERMITS - REQUIRES PROVISION FROM CONSTRUCTION MASTER ENSUITE 07Dec22 Note: SUPPLY & INSTALL	
---	--

ELECTRICAL

1 - FAN - BATHROOM EXHAUST FAN - ENERGY STAR 80 CFM - IN LIEU OF STANDARD FAN MASTER ENSUITE 07Dec22 Note:	
1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE 07Dec22 Note:	
1 - RELOCATE STANDARD KITCHEN LIGHT TO BE CENTERED OVER ISLAND 07Dec22 Note:	

FIREPLACE AND ACCESSORIES

1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR 07Dec22 Note:	
---	--

HEATING AND AIR CONDITIONING

1 - HUMIDIFER 07Dec22 Note:	
--------------------------------	--

MIRRORS AND GLASS

1 - SHOWER DOOR HANDLE - CHROME D-RING/TOWEL BAR COMBO MASTER ENSUITE 07Dec22 Note:	
1 - FRAMELESS GLASS SHOWER DOOR - INCLUDES CHROME HINGES MASTER ENSUITE 07Dec22 Note:	

PLUMBING

1 - MASTER ENSUITE SHOWER- ADD ADDITIONAL STANDARD LINE SHOWER HEAD INSTALLED FROM CEILING ON 6" ARM WITH DIVERTER- CHROME #U361 / GLYDE- UT2721 07Dec22 Note:	
1 - TUB TO SHOWER CONVERSION - 5 FOOT SHOWER WITH SLIDING GLASS CHROME DOORS IN LIEU OF TUB SHARED ENSUITE 2/3 07Dec22 Note:	

CONSTRUCTION SUMMARY

Red Oaks - Roundel Homes Inc.

PURCHASER: Samuel TRAN

TEL: RES.: 416-666-0699

LOT / PHASE 170 / 1	REG. PLAN # 65M-4737	HOUSE TYPE Terracotta 3 (5 Bedroom) Elev 3A		
------------------------	-------------------------	--	--	--

PROMOTIONAL

1 - LESS BALANCE OF CREDIT FROM PURCHASER EXTRA SHEET IN OFFER 07Dec22 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:	
PORCH REDUCED BY 12 INCHES ON LEFT, 4 INCHES FROM FRONT. Worksheet Note:	
FOYER SUNKEN 2 RISERS WITH LOW HEADROOM BELOW BASEMENT. Worksheet Note:	
COLD STORAGE REMOVED FROM BASEMENT. Worksheet Note:	
INSET STEP ADDED TO PORCH. Worksheet Note:	

This Document is Extremely Time Sensitive - Printed 10 Mar 23 at 11:12

Purchaser:

Samuel TRAN

Telephone Res. / Bus:

(416) 666-0699 /

Decor Advisor:

Giulia Di Girolamo

Lock Date:

13-Mar-23

Property: 170

Project: Roundel Homes Inc.

Model and Elevation: Terracotta 3 (5 Bedroom) Elev 3A

Plan #: 65M-4737

Layout Changes:

☐ Yes ☒ No

Sketch Attached: ☒ Yes ☐ No

Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	DORAL -K38 RIVERSIDE	464SA
Laundry Room	ELISSE	Standard
Powder Room	DORAL -K43 SUMMIT WHITE	464SA
Master Ensuite Bathroom	DORAL -K44 TITAN GREY	464SA
Ensuite Bath - Bedroom 2/3	DORAL -K43 SUMMIT WHITE	464SA
Ensuite Bath - Bedroom 4/5	DORAL -K43 SUMMIT WHITE	464SA

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	GRANITE-GRIGIO SARDO	#360 EDGE
Laundry Room	N/A	
Powder Room	LAMINATE-CALCUTTA MARBLE 4925K-07	
Master Ensuite Bathroom	LAMINATE-CALCUTTA MARBLE 4925K-07	
Ensuite Bath - Bedroom 2/3	LAMINATE-CARRARA BIANCO 6696-46	
Ensuite Bath - Bedroom 4/5	LAMINATE-CARRARA BIANCO 6696-46	

** Refer to Construction Summary

MASTER ENSUITE SHOWER SEAT - STANDARD BIANCO CARRARA MARBLE

Purchaser:

Samuel TRAN

Telephone Res. / Bus:

(416) 666-0699 /

Decor Advisor:

Giulia Di Girolamo

Lock Date:

13-Mar-23

Property: 170

Project: Roundel Homes Inc.

Model and Elevation: Terracotta 3 (5 Bedroom) Elev 3A

Plan #: 65M-4737

7. Other Flooring

Main Hall	HARDWOOD-MIRAGE-NATURAL COLLECTION- NATURAL - RED OAK - 3 1/4" - EXCLUSIVE
Living Room	HARDWOOD-MIRAGE-NATURAL COLLECTION- NATURAL - RED OAK - 3 1/4" - EXCLUSIVE
Dining Room	HARDWOOD-MIRAGE-NATURAL COLLECTION- NATURAL - RED OAK - 3 1/4" - EXCLUSIVE
Family Room	HARDWOOD-MIRAGE-NATURAL COLLECTION- NATURAL - RED OAK - 3 1/4" - EXCLUSIVE
Den / Library / Study	HARDWOOD-MIRAGE-NATURAL COLLECTION- NATURAL - RED OAK - 3 1/4" - EXCLUSIVE
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	HARDWOOD-MIRAGE-NATURAL COLLECTION- NATURAL - RED OAK - 3 1/4" - EXCLUSIVE
Upper Landing	HARDWOOD-MIRAGE-NATURAL COLLECTION- NATURAL - RED OAK - 3 1/4" - EXCLUSIVE
Upper Hall	LAMINATE-MANHATTAN-RED OAK NATURAL-TL-15004
Master Bedroom	LAMINATE-MANHATTAN-RED OAK NATURAL-TL-15004
Bedroom #2	LAMINATE-MANHATTAN-RED OAK NATURAL-TL-15004
Bedroom #3	LAMINATE-MANHATTAN-RED OAK NATURAL-TL-15004
Bedroom #4	LAMINATE-MANHATTAN-RED OAK NATURAL-TL-15004
Bedroom #5	LAMINATE-MANHATTAN-RED OAK NATURAL-TL-15004
Underpad	TypeArea
	N/AN/A

** Refer to Construction Summary

8. Railings and Pickets

Railing Type	AS PER CONSTRUCTION SPECIFICATIONS	Complimenting Colour	NATURAL
Picket Type	AS PER CONSTRUCTION SPECIFICATIONS	Complimenting Colour	NATURAL
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIO	Complimenting Colour	NATURAL
Treads	AS PER CONSTRUCTION SPECIFICATIO	Complimenting Colour	NATURAL

Red Oak Stairs

☒ 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	WARM GREY	Master Bedroom	WARM GREY
Living Room	WARM GREY	Bedroom #2	WARM GREY
Dining Room	WARM GREY	Bedroom #3	WARM GREY
Kitchen / Breakfast	WARM GREY	Bedroom #4	WARM GREY
Family Room	WARM GREY	Bedroom #5	WARM GREY
Powder Room	WARM GREY	Master Ensuite	WARM GREY
Laundry Room	WARM GREY	Ensuite Bath - Bedroom 2/3	WARM GREY
Den/Library	WARM GREY	Ensuite Bath - Bedroom 4/5	WARM GREY
Trim & Door Paint-Semi Gloss	BIRCH WHITE		

Smooth Ceilings First Floor

☒ Yes

☐ No

** Refer to Construction Summary

3. Ceramic Flooring

		At a 45	Threshold-If App.
Entrance Vestibule	TILE-CONCRETE WHITE 13X13	<input type="checkbox"/>	
Main Hall	HARDWOOD	<input type="checkbox"/>	Metal Strip Where Applic.
Kitchen / Breakfast	TILE-CONCRETE BEIGE 13X13	<input type="checkbox"/>	
Laundry Room	TILE-LOFT CENDRA 13X13	<input type="checkbox"/>	
Powder Room	TILE-CONCRETE BEIGE 13X13	<input type="checkbox"/>	
Master Ensuite Bathroom	TILE-LUCIE GREY 12X12	<input type="checkbox"/>	
Ensuite Bath - Bedroom 2/3	TILE-LUCIE GREY 12X12	<input type="checkbox"/>	
Ensuite Bath - Bedroom 4/5	TILE-LUCIE GREY 12X12	<input type="checkbox"/>	
Mud Room	TILE-CONCRETE BEIGE 13X13	<input type="checkbox"/>	
		<input type="checkbox"/>	
		<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-CONCEPT PLUS (011) DARK GREY 8X16	NICHE: MARBLE:BIANCO CARRARA
Bathtub Enclosure Walls	N/A	
Ensuite Bath - Bedroom 2/3	TILE-FOX GREY (428) 8X16	
Ensuite Bath - Bedroom 4/5	TILE-FOX GREY (428) 8X16	
Mud Room	N/A	
Kitchen Backsplash		

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

MASTER ENSUITE SHOWER SEAT - STANDARD BIANCO CARRARA MARBLE

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

Purchaser:Samuel TRAN

Telephone Res. / Bus: (416) 666-0699 /

Decor Advisor:Giulia Di Girolamo

Lock Date:13-Mar-23

Property: 170

Project: Roundel Homes Inc.

Model and Elevation: Terracotta 3 (5 Bedroom) Elev 3A

10-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 M2-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

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:_____

Terracotta 3

ELEV. 2 • 3,483 sq.ft. | ELEV. 3 • 3,445 sq.ft.
Includes 10 sq.ft. of open area.

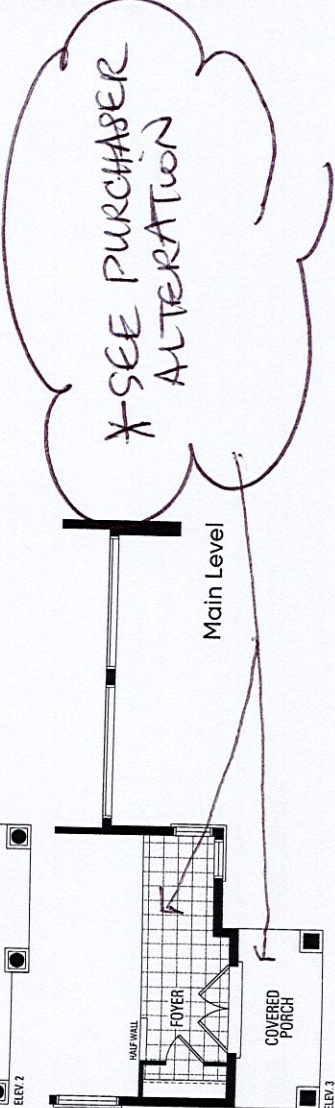
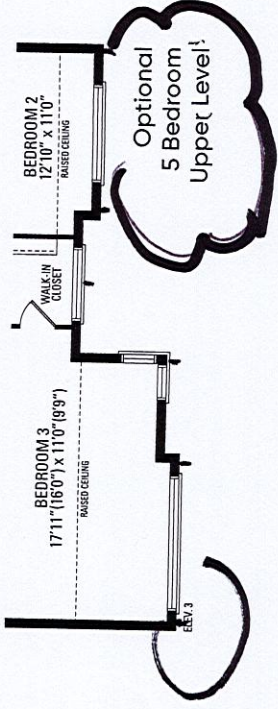
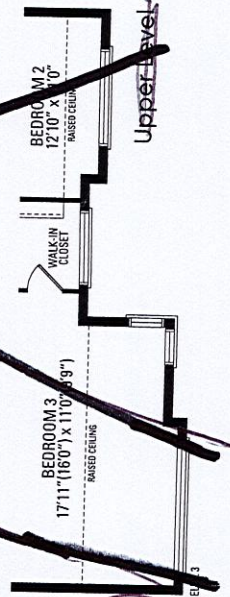
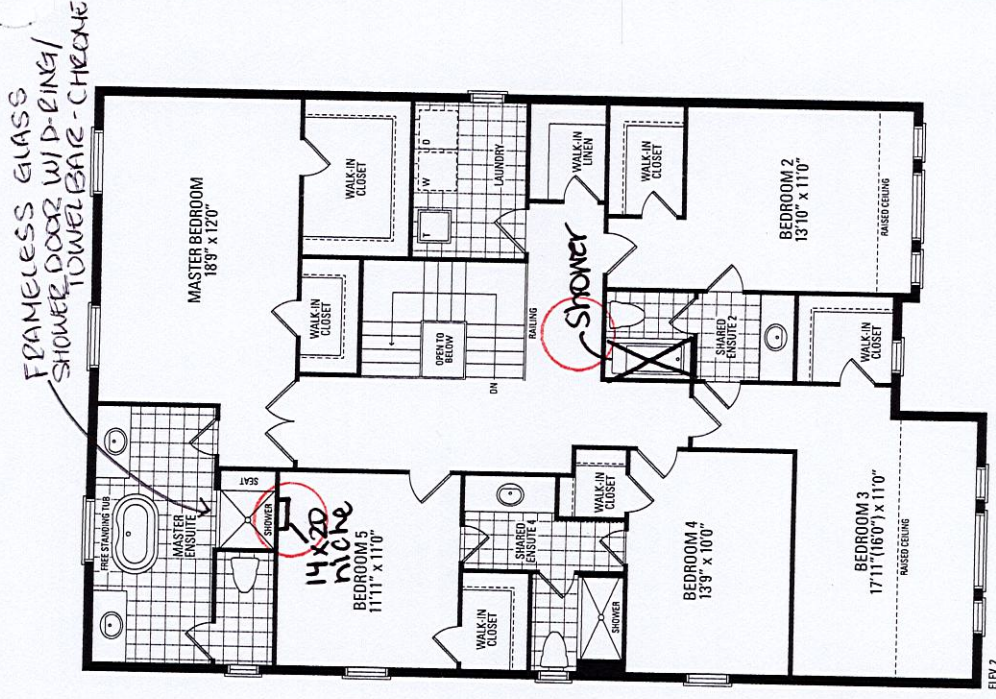
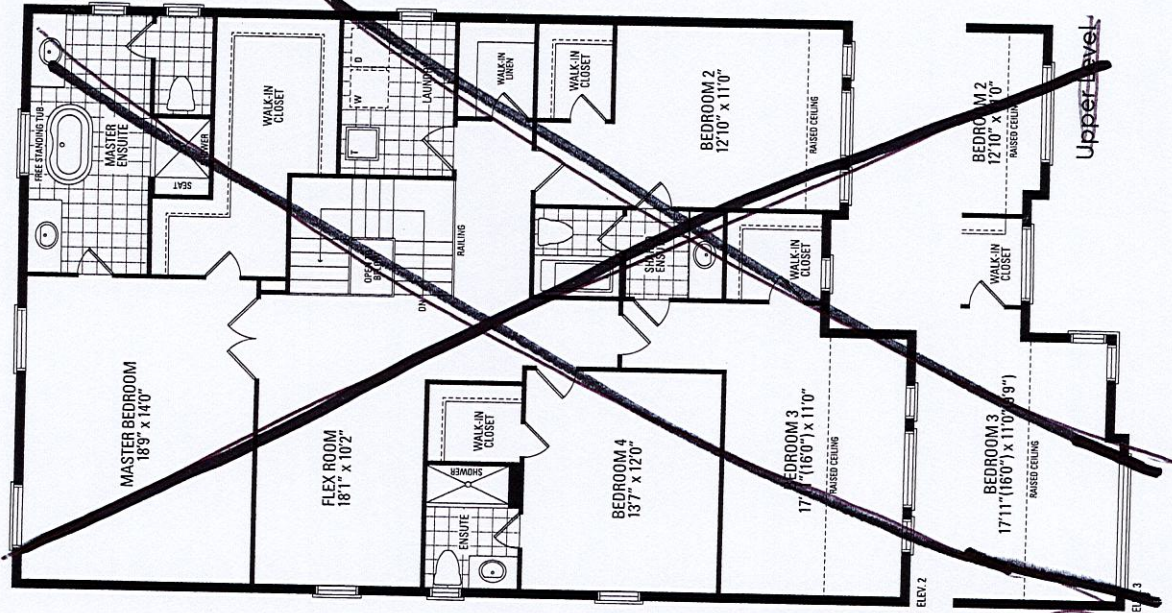
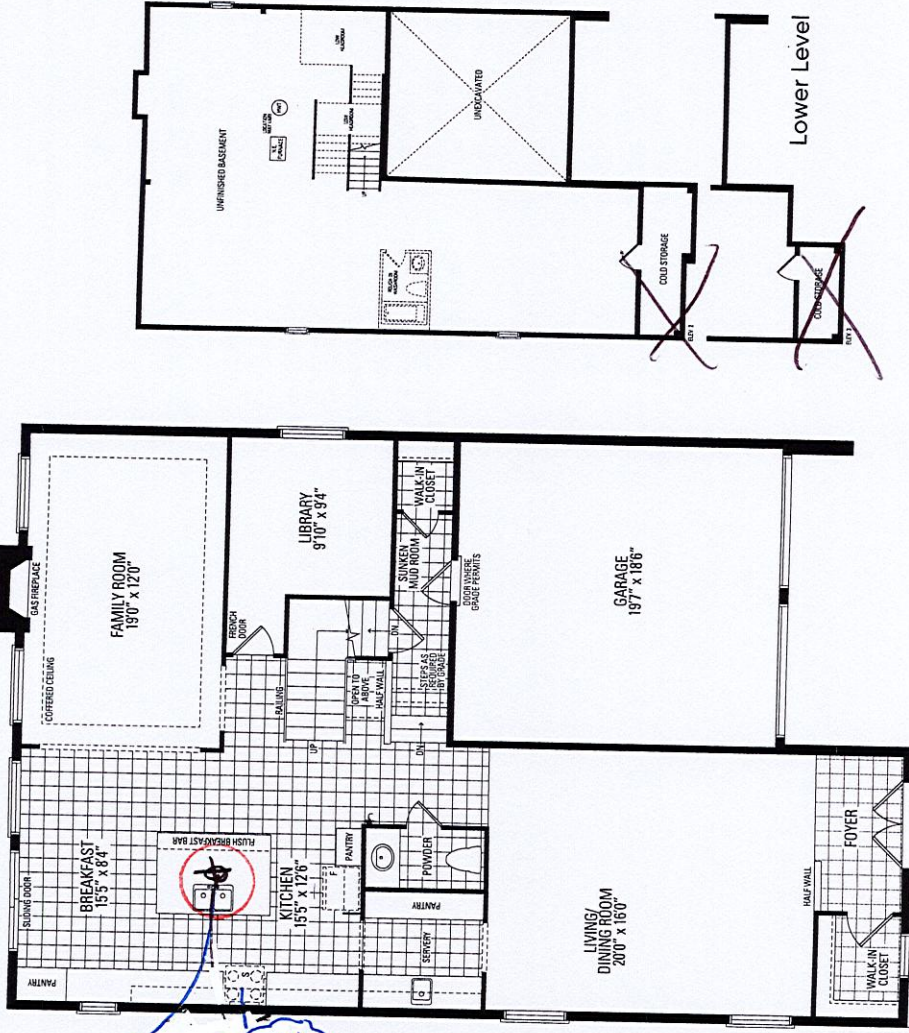
lot 170

* SEE PURCHASER
ALTERATION

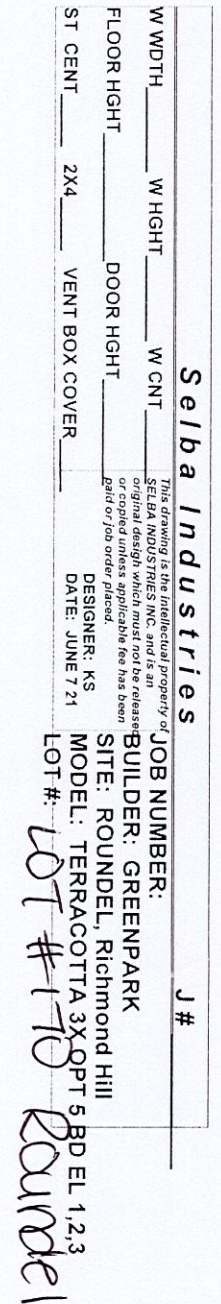
plug above
Fireplace

relocate + center light
above island.

GAS
LINER
FOR SINK



*NO upgrades



PURCHASER ALTERATION FORM

LOT 170
RONDEL
RED OAKS ON BAYVIEW

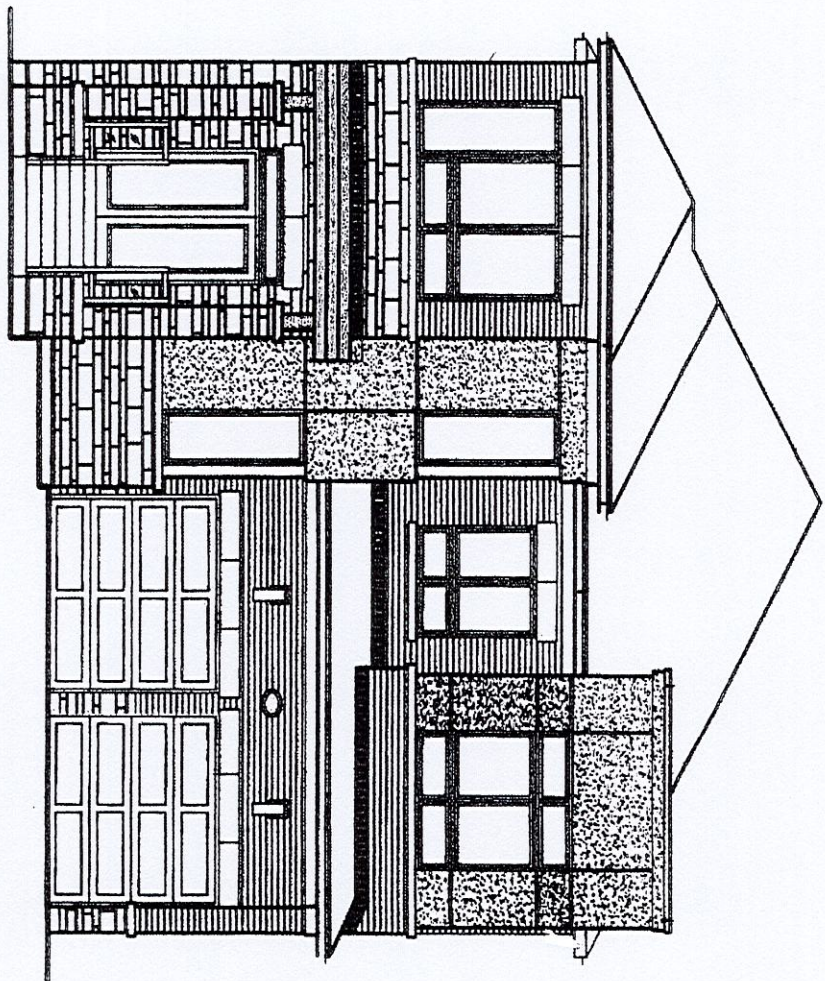
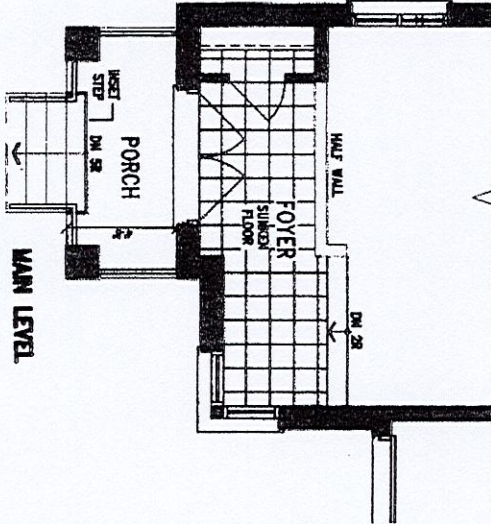
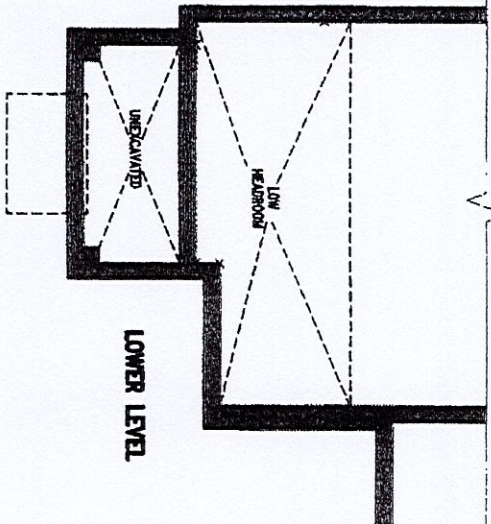
TERRACOTTA 3
ELEVATION 3A

REVISIONS:
TO ACCOMMODATE
GRADING CONDITIONS

- PORCH REDUCED BY 12" ON LEFT, 4" FROM FRONT
- FOYER SUNKEN 2 RISERS WITH LOW HEADROOM BELOW IN BASEMENT
- COLD STORAGE REMOVED FROM BASEMENT
- INSET STEP ADDED TO PORCH

29-Sep-22

DocuSigned by:
BDC4F2E88B3C4M...



FRONT ELEVATION

ACTUAL FINAL GRADING AND RISERS TO PORCH CAN VARY FROM ILLUSTRATION

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 VC PAGE No. 1 OF 1

Greenpark