

CONSTRUCTION SUMMARY				
Palmetto - Zadorra Estates Corp.				
PURCHASER: Ajanthkumar THAVARATHINAM		RECEIVED NOV 14 2023 TEL: RES.: 416-454-5755		
LOT / PHASE 17 / 1	REG. PLAN #	HOUSE TYPE Rose 12 Elev 2		

CERAMIC TILE

1 - DELETE ALL CERAMIC BATHROOM ACCESSORIES - DELETE TOWEL BAR, PAPER HOLDER & SOAP DISH THROUGHOUT 13Nov23 Note:	
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CONSTRUCTION

1 - SMOOTH CEILINGS ON FIRST FLOOR 20Sep23 Note:	
1 - LOWER LEVEL - BASEMENT 8 FOOT 6 INCH CONCRETE POUR - MEASURED FROM TOP OF FOOTING TO TOP OF FOUNDATION WALL 27Jun23 Note:	
1 - FIRST FLOOR INCREASE CEILING HEIGHT FROM 9 FEET TO 10 FEET 27Jun23 Note:	
4 - ENLARGED BASEMENT WINDOWS (MAY REQUIRE WINDOW WELLS) - WINDOW IS 30 INCHES X 24 INCHES 27Jun23 Note:	

ELECTRICAL

1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE 20Sep23 Note:	
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FIREPLACE AND ACCESSORIES

1 - GAS LINE ROUGH-IN FOR BARBECUE - FIRST FLOOR 20Sep23 Note:	
1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR 20Sep23 Note:	

PROMOTIONAL

1 - LESS CREDIT FROM PURCHASER EXTRA SHEET IN OFFER 27Jun23 Note:	
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STAIRS AND RAILINGS

1 - STAINED STAIRS - STANDARD STAIRCASE 13Nov23 Note: INCLUDING STEPS TO LOWER LANDING	
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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 Two Worksheet Note:	
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This Document is Extremely Time Sensitive - Printed 13 Nov 23 at 11:37

Purchaser:

Ajanthkumar THAVARATHINAM

Telephone Res. / Bus:

(416) 454-5755 /

Decor Advisor:

Giulia Di Girolamo

Lock Date:

13-Nov-23

Property: 17

Project: Zadorra Estates Corp.

Model and Elevation: Rose 12 Elev 2

Plan #:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	CONTINENTAL - 823 DRIFTWOOD	464SA
Laundry Room	ELISSE	Standard
Powder Room	MONACO - 350 PLATINUM SILVER	464SA
Master Ensuite Bathroom	MONACO - 350 PLATINUM SILVER	464SA
Ensuite Bath - Bedroom 2	MONACO - 350 PLATINUM SILVER	464SA
Ensuite Bath - Bedroom 3	MONACO - 350 PLATINUM SILVER	464SA
Ensuite Bath - Bedroom 4	MONACO - 350 PLATINUM SILVER	464SA

Stove Opening



STANDARD

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

Fridge Opening



STANDARD

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	Niche
Kitchen / Breakfast	LAMINATE-CALCUTTA MARBLE 4925K-07		
Laundry Room	N/A		
Powder Room	LAMINATE-CARRARA BIANCO 6696-46		
Master Ensuite Bathroom	LAMINATE-CARRARA BIANCO 6696-46		
Ensuite Bath - Bedroom 2	LAMINATE-CARRARA BIANCO 6696-46		
Ensuite Bath - Bedroom 3	LAMINATE-CARRARA BIANCO 6696-46		
Ensuite Bath - Bedroom 4	LAMINATE-CARRARA BIANCO 6696-46		

Kitchen Backsplash

N/A

** Refer to Construction Summary

3. Ceramic Flooring

At a 45

Entrance Vestibule	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Main Hall	LAMINATE	☐
Kitchen / Breakfast	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Laundry Room	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Powder Room	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Master Ensuite Bathroom	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Ensuite Bath - Bedroom 2	TILE-FRIGIA LIGHT GREY 13X13	☐
Ensuite Bath - Bedroom 3	TILE-FRIGIA LIGHT GREY 13X13	☐
Ensuite Bath - Bedroom 4	TILE-FRIGIA LIGHT GREY 13X13	☐
Mud Room	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
		☐

** Refer to Construction Summary ** METAL STRIP THRESHOLD WHERE APPLICABLE UNLESS SPECIFIED **

4. Ceramic Wall Tile

Master Ensuite Bathroom	Selection	Describe
Tub Deck Wall	N/A	
Shower Stall	TILE-GROENLANDIA BLANCO LUCIDO 8X16	
Bathtub Enclosure Walls	N/A	
Ensuite Bath - Bedroom 2	TILE-CONCEPT PLUS DARK GREY 8X16	
Ensuite Bath - Bedroom 3	TILE-CONCEPT PLUS DARK GREY 8X16	
Ensuite Bath - Bedroom 4	TILE-CONCEPT PLUS DARK GREY 8X16	
Mud Room	N/A	
Kitchen Backsplash	N/A	

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

5. Trim Carpentry

Interior Doors	CARRARA-SMOOTH
Interior Trim	As Per Construction Specifications

** Refer to Construction Summary

6. Plaster Mouldings and Medallions

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

** Refer to Construction Summary

Initial: _____

Page 2 of 4

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7. Other Flooring

Main Hall	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Living Room	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Dining Room	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Family Room	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Den / Library / Study	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	N/A
Upper Landing	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
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

Standard ☐

Upgrade

** Refer to Construction Summary

8. Railings and Pickets

Railing Type

AS PER CONSTRUCTION SPECIFICATIONS

Colour

TORLYS- ROCHEFORT OAK-TL-LW1317

Picket Type

AS PER CONSTRUCTION SPECIFICATIONS

Colour

TORLYS- ROCHEFORT OAK-TL-LW1317

Stringer / Riser

AS PER CONSTRUCTION SPECIFICATIONS

Colour

TORLYS- ROCHEFORT OAK-TL-LW1317

Treads

AS PER CONSTRUCTION SPECIFICATIONS

Colour

TORLYS- ROCHEFORT OAK-TL-LW1317

Red Oak Stairs as Per Vendor's Standard

** 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	22 WARM GREY
Trim & Door Paint-Semi Gloss	BIRCH WHITE	Ensuite Bath - Bedroom 4	22 WARM GREY
		Mud Room	22 WARM GREY

** Refer to Construction Summary

Initial:



10. 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	☐	☐	☒	☐	☒	☐	☐	☐	☒
Mantle Type				As Per Construction Specifications					
Colour / Stain				MANTLE M1-STANDARD					
Surround				BIRCH WHITE					
Hearth				GRIGIO CARNICO					
				NIO					
** Refer to Construction Summary									

11. Air Conditioning

Air Conditioning

Comment

** Refer to Construction Summary

12. 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.

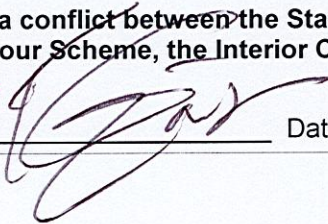
2) Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.

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: 

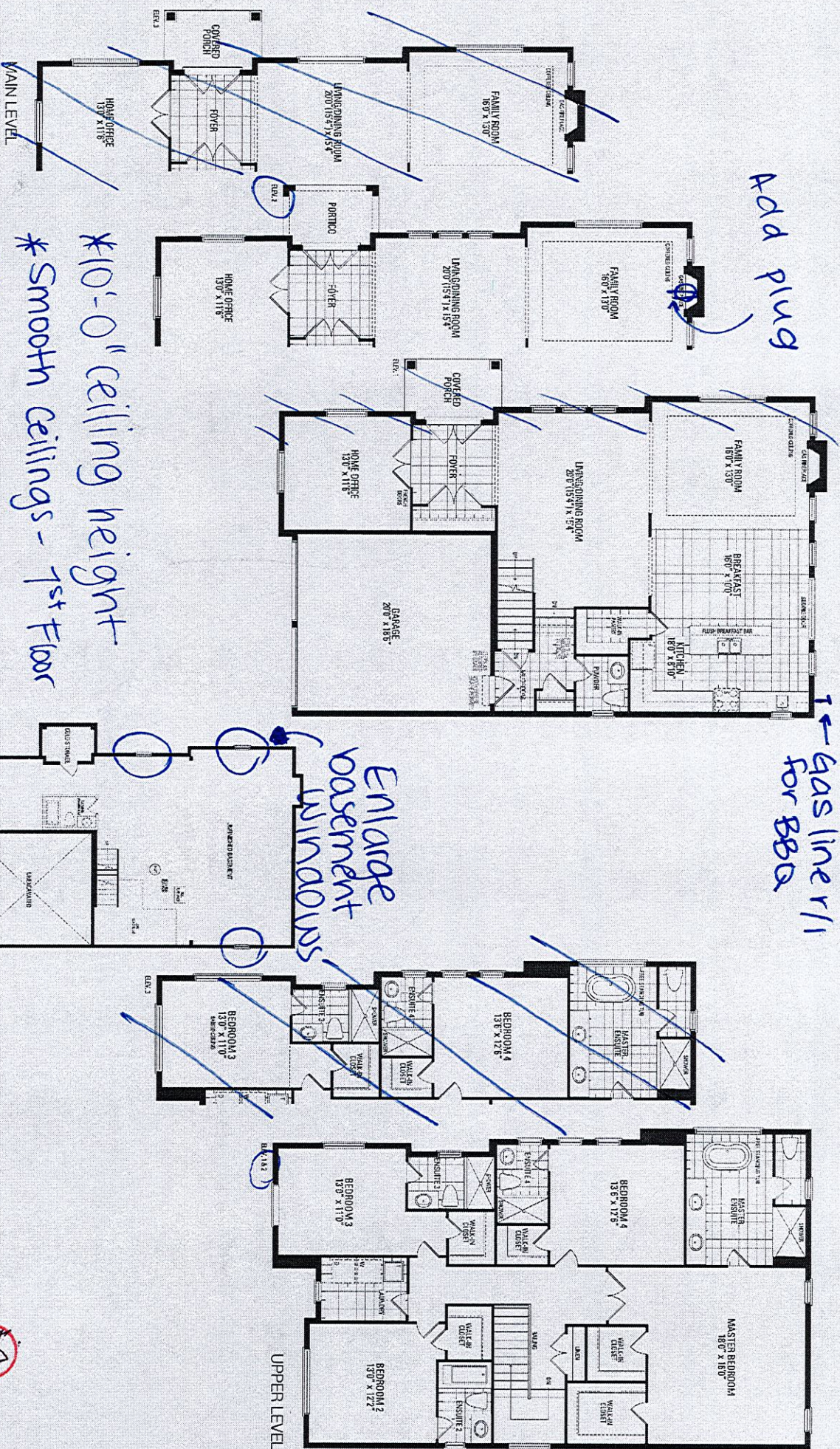


Date: 13-Nov-23

LOT #17

Rose 12 40' LOT

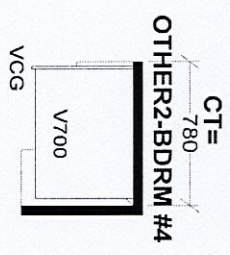
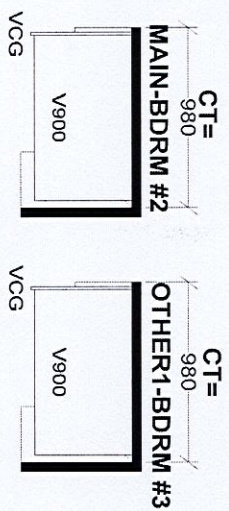
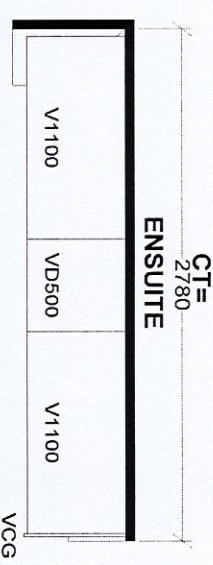
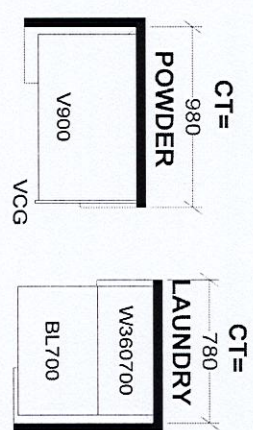
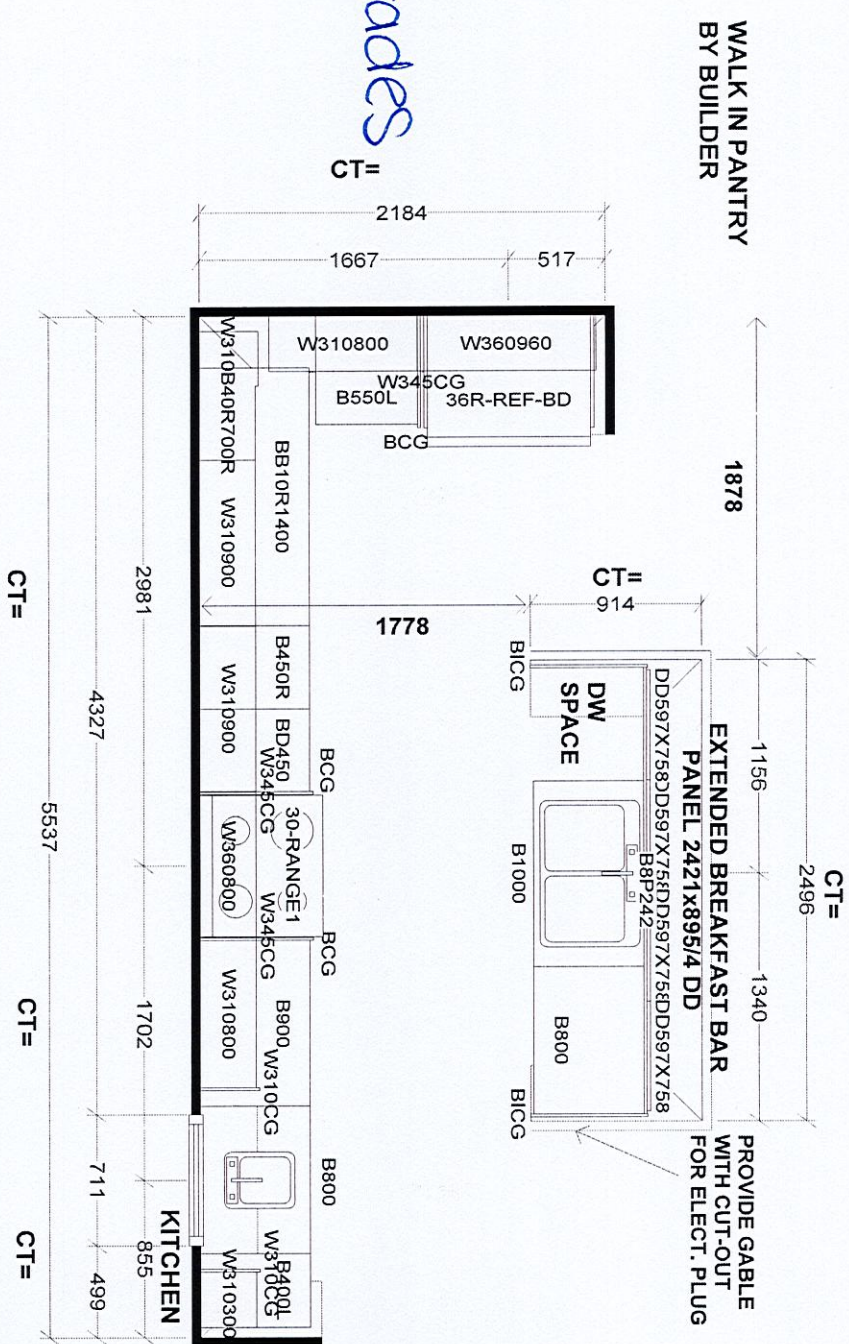
~~ELEVATION 1 3,162 sq.ft.~~ • ~~ELEVATION 2 3,162 sq.ft.~~ • ~~ELEVATION 3 3,162 sq.ft.~~



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 artist's concept. Dimensions, specifications and architectural detailing subject to modifications. Roofline and adjoining model types may vary due to siting. E. & O. E. May 2023

LOT # 17 - Zadora

*NO upgrades



Selba Industries

W WIDTH _____ W HGT _____ W CNT _____

FLOOR HGT _____ DOOR HGT _____

ST CENT _____ 2X4 _____ VENT BOX COVER _____

DESIGNER: BM DATE: AUG 3 23

LOT #: **LOT # 17 / Zadora**

Job Number: _____

Builder: GREENPARK HOMES

Site: ZADORA, Oshawa

Model: ROSE 12XEL 1,2,3