

CONSTRUCTION SUMMARY

Palmetto - Zadorra Estates Corp.

RECEIVED

JAN 10 2024

TEL: RES.: 437-971-5425

PURCHASER: Saima ZAIDI

LOT / PHASE 26 / 1	REG. PLAN #	HOUSE TYPE River 9 Elev 3		
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CONSTRUCTION

2 - ENLARGED BASEMENT WINDOWS (MAY REQUIRE WINDOW WELLS) - WINDOW IS 30 INCHES X 24 INCHES 23Jun23 Note:	
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ELECTRICAL

1 - ABOVE KITCHEN ISLAND - ADD LIGHT AND SWITCH - NO FIXTURE INCLUDED 22Sep23 Note:	
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HEATING AND AIR CONDITIONING

1 - HUMIDIFIER 22Sep23 Note:	
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MISCELLANEOUS

1 - PURCHASER FORFITS REMAINING BALANCE OF CREDIT FOR \$270.00 10Jan24 Note:	
1 - GARAGE DOOR OPENER – LIFTMASTER 8155 WITH BELT DRIVE – INCLUDES 1 KEY PAD & 2 HANDHELD CONTROLS - PRICE IS FOR ONE GARAGE DOOR 22Sep23 Note:	

PLUMBING

1 - WATER LINE FOR FRIDGE - ROUGH-IN ONLY 22Sep23 Note:	
1 - TUB TO SHOWER CONVERSION - 5 FOOT SHOWER WITH SLIDING GLASS CHROME DOORS IN LIEU OF TUB INCLUDES SHOWER POT LIGHT 22Sep23 Note: MAIN BATHROOM	

PROMOTIONAL

1 - LESS BALANCE OF CREDIT FROM PURCHASER EXTRA SHEET IN OFFER 10Jan24 Note:	
1 - PARTIAL REDEMPTION OF PROMOTIONAL PACKAGE \$6,430.00 BALANCE FORWARD \$2,270.00 TO BE USED AT A LATER DATE. ORIGINAL PROMOTIONAL PACKAGE OF \$10,000.00 AS PER SCHEDULE PE. 22Sep23 Note:	
1 - PARTIAL REDEMPTION OF PROMOTIONAL PACKAGE \$1,300.00. BALANCE FORWARD \$8,700.00 TO BE USED AT A LATER DATE. ORIGINAL PROMOTIONAL PACKAGE OF \$10,000.00 AS PER SCHEDULE PE. 23Jun23 Note:	

STAIRS AND RAILINGS

1 - STAINED STAIRS - STANDARD STAIRCASE 10Jan24 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 Ten Worksheet Note:	
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Purchaser:	Saima ZAIDI	Property:	26
Telephone Res. / Bus:	(437) 971-5425 /	Project:	Zadorra Estates Corp.
Decor Advisor:	Giulia Di Girolamo	Model and Elevation:	River 9 Elev 3
Lock Date:	10-Jan-24	10-Jan-24	Plan #:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	DORAL - WHITE W500	464SA
Laundry Room	ELISSE	Standard
Powder Room	DORAL - WHITE W500	225SA
Master Ensuite Bathroom	DORAL - WHITE W500	225SA
Main Bathroom	DORAL - WHITE W500	225SA
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-ELEMENTAL CONCRETE 8830-58		
Laundry Room	N/A		
Powder Room	LAMINATE-ELEMENTAL CONCRETE 8830-58		
Master Ensuite Bathroom	LAMINATE-ELEMENTAL CONCRETE 8830-58		
Main Bathroom	LAMINATE-ELEMENTAL CONCRETE 8830-58		
Kitchen Backsplash	N/A		

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Purchaser:

Saima ZAIDI

Telephone Res. / Bus:

(437) 971-5425 /

Decor Advisor:

Giulia Di Girolamo

Lock Date:

10-Jan-24

Property: 26

Project: Zadorra Estates Corp.

Model and Elevation: River 9 Elev 3

10-Jan-24

Plan #:

3. Ceramic Flooring

At a 45

Entrance Vestibule	TILE-NEO GREY 12X12	<input type="checkbox"/>
Main Hall	LAMINATE	<input type="checkbox"/>
Kitchen / Breakfast	TILE-NEO GREY 12X12	<input type="checkbox"/>
Laundry Room	TILE-NEO GREY 12X12	<input type="checkbox"/>
Powder Room	TILE-NEO GREY 12X12	<input type="checkbox"/>
Master Ensuite Bathroom	TILE-NEO GREY 12X12	<input type="checkbox"/>
Main Bathroom	TILE-NEO GREY 12X12	<input type="checkbox"/>
Mud Room	TILE-NEO GREY 12X12	<input type="checkbox"/>
		<input type="checkbox"/>
		<input type="checkbox"/>
		<input type="checkbox"/>

** 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-MATTE WHITE 8X10	
Bathtub Enclosure Walls	N/A	
Main Bathroom	TILE-MATTE WHITE 8X10	
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					

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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	N/A
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	Mud Room	22 WARM GREY
Den/Library	N/A	Main Bathroom	22 WARM GREY
Trim & Door Paint-Semi Gloss	BIRCH WHITE		

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Plan #:

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
	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>
Fireplace Type									
Mantle Type									
Colour / Stain									
Surround									
Hearth									

** Refer to Construction Summary

11. Air Conditioning

Air Conditioning NO

Comment

** Refer to Construction Summary

12. General Comments

** Refer to Construction Summary

Disclaimers and Notes

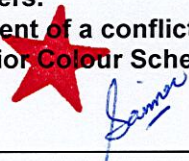
- 1) Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.

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.

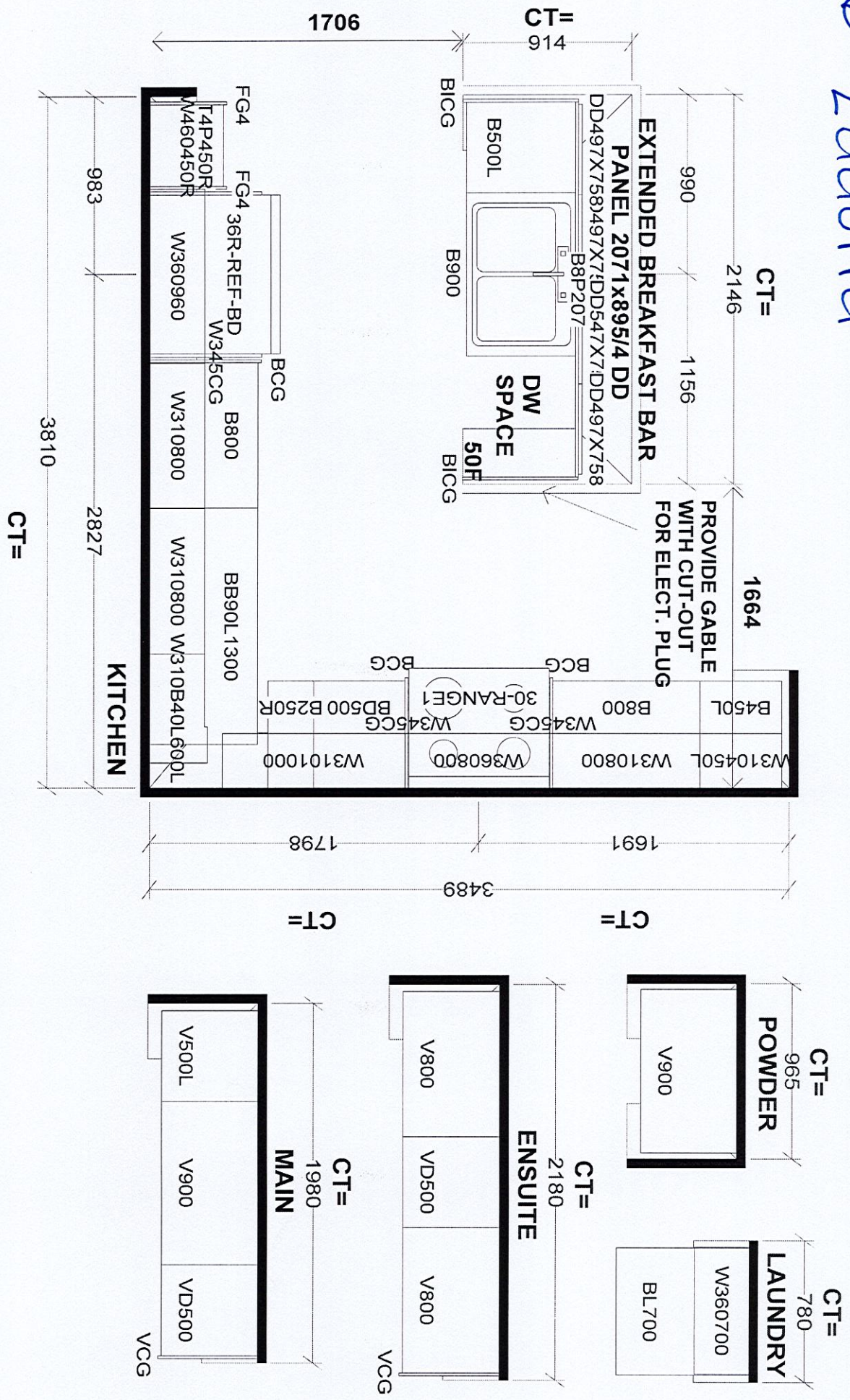
5) In the event of a conflict between the Standard Features schedule of the Agreement of Purchase and Sale and the Interior Colour Scheme, the Interior Colour Scheme shall prevail.

Signature: 

Date: Jan 10th 2024

LOT #26-Zadora

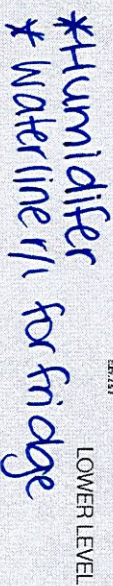
*NO upgrades



Selba Industries				J #	
<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>					
W WIDTH		W HGHT		W CNT	
FLOOR HGHT		DOOR HGHT			
ST CENT		2X4		VENT BOX COVER	
DESIGNER: BM				DATE: AUG 2 23	
JOB NUMBER:				BUILDER: GREENPARK HOMES	
				SITE: ZADORA, Oshawa	
				MODEL: RIVER 9X EL 1,2,3	
				LOT #:	

River 9 30' LOT

~~ELEVATION 1 2,411 sq.ft.~~ • ~~ELEVATION 2 2,414 sq.ft.~~ • ELEVATION 3 2,410 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